



Image not found or type unknown

**Address:** [7578 KINGS TR](#)  
**City:** FORT WORTH  
**Georeference:** 22719-1-3  
**Subdivision:** KINGS TRAIL ADDITION  
**Neighborhood Code:** A4S010C

**Latitude:** 32.6393188625  
**Longitude:** -97.4009789343  
**TAD Map:** 2030-352  
**MAPSCO:** TAR-103E



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

## PROPERTY DATA

**Legal Description:** KINGS TRAIL ADDITION Block 1  
Lot 3

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 2002

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$244,042

**Protest Deadline Date:** 5/24/2024

**Site Number:** 07801157

**Site Name:** KINGS TRAIL ADDITION-1-3

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,644

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 3,050

**Land Acres<sup>\*</sup>:** 0.0700

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

NELSON CYNTHIA K

**Primary Owner Address:**

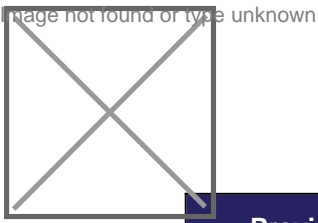
7578 KINGS TR  
FORT WORTH, TX 76133-8346

**Deed Date:** 4/25/2003

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D206220551](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHOICE HOMES INC	6/11/2002	00157390000126	0015739	0000126
KINGS TRAIL DEV CORP	1/1/2001	00000000000000	0000000	0000000

## VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised <sup>+</sup>
2025	\$204,042	\$40,000	\$244,042	\$209,575
2024	\$204,042	\$40,000	\$244,042	\$190,523
2023	\$225,397	\$12,000	\$237,397	\$173,203
2022	\$169,057	\$12,000	\$181,057	\$157,457
2021	\$155,158	\$12,000	\$167,158	\$143,143
2020	\$135,229	\$12,000	\$147,229	\$130,130

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

## EXEMPTIONS / SPECIAL APPRAISAL

- HOMESTEAD GENERAL 11.13(b)

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.