



**Address:** [7560 KINGS TR](#)  
**City:** FORT WORTH  
**Georeference:** 22719-1-12  
**Subdivision:** KINGS TRAIL ADDITION  
**Neighborhood Code:** A4S010C

**Latitude:** 32.6399493484  
**Longitude:** -97.40117429  
**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 12

**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:** 2001

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 07801262

**Site Name:** KINGS TRAIL ADDITION-1-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,585

**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:**

WALKER MATTHEW R  
WALKER EMILY

**Primary Owner Address:**

7560 KINGS TRL  
FORT WORTH, TX 76133

**Deed Date:** 9/30/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216232248](#)

| Previous Owners              | Date       | Instrument                 | Deed Volume | Deed Page |
|------------------------------|------------|----------------------------|-------------|-----------|
| CUTRER LIVING TRUST          | 11/21/2013 | <a href="#">D213300486</a> | 0000000     | 0000000   |
| CUTRER ALICE;CUTRER EDDIE JR | 7/25/2007  | <a href="#">D207267689</a> | 0000000     | 0000000   |
| MCGARY WILLIAM               | 10/9/2002  | 00161060000298             | 0016106     | 0000298   |
| CHOICE HOMES INC             | 6/12/2001  | 00149440000355             | 0014944     | 0000355   |
| 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 | \$154,754          | \$40,000    | \$194,754    | \$194,754                    |
| 2024 | \$154,754          | \$40,000    | \$194,754    | \$194,754                    |
| 2023 | \$217,917          | \$12,000    | \$229,917    | \$229,917                    |
| 2022 | \$175,401          | \$12,000    | \$187,401    | \$187,401                    |
| 2021 | \$149,977          | \$12,000    | \$161,977    | \$161,977                    |
| 2020 | \$136,907          | \$12,000    | \$148,907    | \$148,907                    |

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

There are no exemptions for this property

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.