



Address: [8720 SHADOW TRACE DR](#)
City: FORT WORTH
Georeference: 42406-5-28
Subdivision: TRACE RIDGE ADDITION
Neighborhood Code: 3K800C

Latitude: 32.8985915856
Longitude: -97.2813928157
TAD Map: 2066-448
MAPSCO: TAR-036B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRACE RIDGE ADDITION Block
5 Lot 28

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A
Year Built: 2001
Personal Property Account: N/A
Agent: None
Notice Sent Date: 5/1/2025
Notice Value: \$433,188
Protest Deadline Date: 5/24/2024

Site Number: 07818785
Site Name: TRACE RIDGE ADDITION-5-28
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,908
Percent Complete: 100%
Land Sqft^{*}: 6,534
Land Acres^{*}: 0.1500
Pool: N

+++ Rounded.
* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
PHAN HONG-HANH T
Primary Owner Address:
8720 SHADOW TRACE DR
KELLER, TX 76244-7969

Deed Date: 5/2/2002
Deed Volume: 0015678
Deed Page: 0000220
Instrument: 00156780000220

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DR HORTON TEXAS LTD	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 ⁺
2025	\$363,188	\$70,000	\$433,188	\$433,188
2024	\$363,188	\$70,000	\$433,188	\$394,833
2023	\$370,250	\$70,000	\$440,250	\$358,939
2022	\$325,404	\$50,000	\$375,404	\$326,308
2021	\$246,644	\$50,000	\$296,644	\$296,644
2020	\$241,096	\$50,000	\$291,096	\$291,096

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.