



Address: [9113 RIVER TRAILS BLVD](#)
City: FORT WORTH
Georeference: 23264J-21-99
Subdivision: LAKES OF RIVER TRAILS SOUTH
Neighborhood Code: 3T010C

Latitude: 32.7939793458
Longitude: -97.1796225274
TAD Map: 2096-408
MAPSCO: TAR-067E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAKES OF RIVER TRAILS
SOUTH Block 21 Lot 99

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 2002

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 07819986

Site Name: LAKES OF RIVER TRAILS SOUTH-21-99

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,736

Percent Complete: 100%

Land Sqft^{*}: 5,500

Land Acres^{*}: 0.1262

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:

TRAN KY LAM

TRAN WILLIAM ANH GUOC

Primary Owner Address:

8101 SALT RIVER RD
FORT WORTH, TX 76137

Deed Date: 11/2/2022

Deed Volume:

Deed Page:

Instrument: [D223065822](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRAN KY	6/18/2012	D212149663	0000000	0000000
BROOKS DIANA J EST	6/21/2011	D211153650	0000000	0000000
GEOULOS JIM	7/28/2004	D204242939	0000000	0000000
CARTER JOHNNY R;CARTER WANDA G	2/25/2002	00155120000172	0015512	0000172
MACK CLARK HOMES INC	8/1/2001	00150670000368	0015067	0000368
RIVERBEND INVESTMENT LTD	1/1/2001	0000000000000000	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	\$218,000	\$70,000	\$288,000	\$288,000
2024	\$235,000	\$70,000	\$305,000	\$305,000
2023	\$252,000	\$55,000	\$307,000	\$307,000
2022	\$239,600	\$55,000	\$294,600	\$294,600
2021	\$198,953	\$55,000	\$253,953	\$253,953
2020	\$179,859	\$55,000	\$234,859	\$234,859

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.