



**Address:** [8436 RANCH HAND TR](#)  
**City:** FORT WORTH  
**Georeference:** 23623G-12-17  
**Subdivision:** LASATER ADDITION  
**Neighborhood Code:** 2N100J

**Latitude:** 32.8920608559  
**Longitude:** -97.3357497397  
**TAD Map:** 2048-444  
**MAPSCO:** TAR-034H



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** LASATER ADDITION Block 12  
Lot 17

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 2003

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$315,780

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

**Site Number:** 40054950

**Site Name:** LASATER ADDITION-12-17

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,940

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,583

**Land Acres<sup>\*</sup>:** 0.2199

**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:**

BURLAND STEVEN

BURLAND AMANDA RUST

**Primary Owner Address:**

8436 RANCH HAND TR  
FORT WORTH, TX 76131-5367

**Deed Date:** 4/10/2003

**Deed Volume:** 0016662

**Deed Page:** 0000110

**Instrument:** 00166620000110

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GEHAN HOMES LTD	1/14/2003	00163270000002	0016327	0000002
PULTE HOMES OF TEXAS LP	1/1/2002	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	\$250,780	\$65,000	\$315,780	\$315,780
2024	\$250,780	\$65,000	\$315,780	\$310,335
2023	\$253,006	\$45,000	\$298,006	\$282,123
2022	\$216,565	\$45,000	\$261,565	\$256,475
2021	\$188,159	\$45,000	\$233,159	\$233,159
2020	\$167,925	\$45,000	\$212,925	\$212,925

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.