



Address: [7513 ROCK GARDEN TR](#)
City: FORT WORTH
Georeference: 42437D-4-12
Subdivision: TRAIL LAKE ESTATES ADDN-FT WTH
Neighborhood Code: 4S001H

Latitude: 32.634159425
Longitude: -97.4026682961
TAD Map: 2030-348
MAPSCO: TAR-103J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRAIL LAKE ESTATES ADDN-
FT WTH Block 4 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)

Site Number: 40143368

Site Name: TRAIL LAKE ESTATES ADDN-FT WTH-4-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,621

Percent Complete: 100%

Land Sqft^{*}: 5,663

Land Acres^{*}: 0.1300

Pool: N

State Code: A

Year Built: 2003

Personal Property Account: N/A

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$353,712

Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

AFRANIE ANSBETH
KYEI VIVIAN

Primary Owner Address:

1325 DAJA LN
GRAND PRAIRIE, TX 75050

Deed Date: 7/9/2020

Deed Volume:

Deed Page:

Instrument: [D220164067](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PHAM LINDA	7/4/2013	142-13-090682		
NGUYEN QUOC KINH	9/17/2007	D207340078	0000000	0000000
NGUYEN QUY NGOC	2/15/2007	D207058297	0000000	0000000
NGUYEN QUOC K	9/29/2004	D204318595	0000000	0000000
FIRST TEXAS HOMES INC	8/26/2003	D203330893	0017159	0000023
J DOUG MCCLURE CONST INC	1/1/2002	000000000000000	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	\$318,712	\$35,000	\$353,712	\$353,712
2024	\$318,712	\$35,000	\$353,712	\$337,224
2023	\$315,349	\$35,000	\$350,349	\$306,567
2022	\$273,850	\$35,000	\$308,850	\$278,697
2021	\$218,361	\$35,000	\$253,361	\$253,361
2020	\$190,865	\$35,000	\$225,865	\$225,865

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.