



Address: [13248 VISTA GLEN LN](#)
City: FORT WORTH
Georeference: 43782-1-12
Subdivision: TRINITY GLEN ADDITION
Neighborhood Code: 3T030L

Latitude: 32.8213936232
Longitude: -97.0796319248
TAD Map: 2126-420
MAPSCO: TAR-055V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRINITY GLEN 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)
HURST-EULESS-BEDFORD ISD (916)

State Code: A
Year Built: 2004
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$402,101
Protest Deadline Date: 5/24/2024

Site Number: 40330206
Site Name: TRINITY GLEN ADDITION-1-12
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,100
Percent Complete: 100%
Land Sqft^{*}: 5,227
Land Acres^{*}: 0.1199
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:
CACERES JUAN
RIVERA AMY
Primary Owner Address:
13248 VISTA GLEN LN
EULESS, TX 76040

Deed Date: 10/24/2016
Deed Volume:
Deed Page:
Instrument: [D216253140](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
AULISIO LINDA K	6/26/2007	D207226790	0000000	0000000
TROWBRIDGE CARRIE A;TROWBRIDGE R K	9/21/2004	D204300756	0000000	0000000
PULTE HOMES OF TEXAS LP	1/1/2003	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	\$322,101	\$80,000	\$402,101	\$376,900
2024	\$322,101	\$80,000	\$402,101	\$342,636
2023	\$323,638	\$40,000	\$363,638	\$311,487
2022	\$295,752	\$40,000	\$335,752	\$283,170
2021	\$217,427	\$40,000	\$257,427	\$257,427
2020	\$217,427	\$40,000	\$257,427	\$257,427

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.