



Address: [8608 PRAIRIE WIND TR](#)
City: FORT WORTH
Georeference: 42439G-1-8
Subdivision: TRAILS OF WILLOW CREEK, THE
Neighborhood Code: 4S360A

Latitude: 32.6274126689
Longitude: -97.3364650722
TAD Map: 2048-348
MAPSCO: TAR-104M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRAILS OF WILLOW CREEK,
THE Block 1 Lot 8

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A

Year Built: 2006

Personal Property Account: N/A

Agent: PREMIER PROPERTY TAX (00999)

Protest Deadline Date: 5/24/2024

Site Number: 40470970

Site Name: TRAILS OF WILLOW CREEK, THE-1-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,976

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:

FANG BENGANG

Primary Owner Address:

8608 PRAIRIE WIND TRL
FORT WORTH, TX 76134

Deed Date: 3/5/2012

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D212054392](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SECRETARY OF HUD	8/12/2011	000000000000000	0000000	0000000
MIDFIRST BANK	8/2/2011	000000000000000	0000000	0000000
BATTLE LYSA;BATTLE TOM	9/29/2006	D206312016	0000000	0000000
WEEKLEY HOMES LP	12/12/2005	D205377663	0000000	0000000
ARCADIA LAND PARTNERS 21 LTD	1/1/2004	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	\$209,099	\$40,000	\$249,099	\$249,099
2024	\$225,118	\$40,000	\$265,118	\$265,118
2023	\$246,000	\$40,000	\$286,000	\$286,000
2022	\$201,050	\$40,000	\$241,050	\$241,050
2021	\$147,746	\$40,000	\$187,746	\$187,746
2020	\$149,142	\$38,604	\$187,746	\$187,746

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.