



Image not found or type unknown

Address: [8509 PRAIRIE WIND TR](#)
City: FORT WORTH
Georeference: 42439G-1-20
Subdivision: TRAILS OF WILLOW CREEK, THE
Neighborhood Code: 4S360A

Latitude: 32.6281341935
Longitude: -97.3359449644
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 20

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: None

Notice Sent Date: 4/15/2025

Notice Value: \$221,000

Protest Deadline Date: 5/24/2024

Site Number: 40471101

Site Name: TRAILS OF WILLOW CREEK, THE-1-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,595

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:

CASS TRACY J

Primary Owner Address:

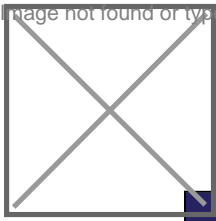
8509 PRAIRIE WIND TR
FORT WORTH, TX 76134-8466

Deed Date: 12/8/2006

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D206403077](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
RH OF TEXAS LP	5/11/2004	D204150436	0000000	0000000
ARCADIA REALTY CORP	1/1/2004	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	\$162,000	\$40,000	\$202,000	\$202,000
2024	\$181,000	\$40,000	\$221,000	\$208,292
2023	\$195,000	\$40,000	\$235,000	\$189,356
2022	\$140,000	\$40,000	\$180,000	\$172,142
2021	\$116,493	\$40,000	\$156,493	\$156,493
2020	\$116,493	\$40,000	\$156,493	\$156,493

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.