



**Address:** [8401 AUTUMN CREEK TR](#)  
**City:** FORT WORTH  
**Georeference:** 42439G-7-6  
**Subdivision:** TRAILS OF WILLOW CREEK, THE  
**Neighborhood Code:** 4S360A

**Latitude:** 32.6294116828  
**Longitude:** -97.3371306219  
**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 7 Lot 6

**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:** 2005

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Site Number:** 40473538

**Site Name:** TRAILS OF WILLOW CREEK, THE-7-6

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,222

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,500

**Land Acres<sup>\*</sup>:** 0.1262

**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:**

FITZPATRICK MATTHEW

**Primary Owner Address:**

8401 AUTUMN CREEK TRL  
FORT WORTH, TX 76134-8444

**Deed Date:** 4/19/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223166146](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARBAJAL PRISCILA;PEARSON BRADLEY	11/9/2018	<a href="#">D218251060</a>		
OPENDOOR PROPERTY N LLC	9/28/2018	<a href="#">D218226126</a>		
SALGADO JESUS;SALGADO LUCIA	3/24/2005	<a href="#">D205085851</a>	0000000	0000000
RH OF TEXAS LP	11/12/2004	<a href="#">D204387713</a>	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 <sup>+</sup>
2025	\$226,751	\$40,000	\$266,751	\$266,751
2024	\$226,751	\$40,000	\$266,751	\$266,751
2023	\$291,303	\$40,000	\$331,303	\$267,506
2022	\$224,400	\$40,000	\$264,400	\$243,187
2021	\$183,845	\$40,000	\$223,845	\$221,079
2020	\$160,981	\$40,000	\$200,981	\$200,981

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.