



Address: [8252 WINTER FALLS TR](#)
City: FORT WORTH
Georeference: 23264H-16-28
Subdivision: LAKES OF RIVER TRAILS ADDITION
Neighborhood Code: 3T010B

Latitude: 32.8052882141
Longitude: -97.200378825
TAD Map: 2090-412
MAPSCO: TAR-052Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAKES OF RIVER TRAILS
ADDITION Block 16 Lot 28

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)

Site Number: 40586243
Site Name: LAKES OF RIVER TRAILS ADDITION-16-28
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++ : 1,876
Percent Complete: 100%
Land Sqft* : 5,610
Land Acres* : 0.1287
Pool: N

State Code: A
Year Built: 2006
Personal Property Account: N/A
Agent: None
Notice Sent Date: 5/1/2025
Notice Value: \$392,060
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:
MARTINEZ ROGELIO
Primary Owner Address:
8252 WINTER FALLS TRL
HURST, TX 76053

Deed Date: 1/30/2021
Deed Volume:
Deed Page:
Instrument: [D221027533](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARTINEZ ROGELIO;RIVERA PATRICIA	12/10/2019	D219285229		
GROVES MICHAEL SR;GROVES S L	8/3/2012	D212194456	0000000	0000000
PAUL STEPHANIE LYNN	6/13/2006	D206185324	0000000	0000000
CRESCENT BUILDERS INC	4/12/2005	D205108742	0000000	0000000
RIVERBEND INVESTMENT 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	\$317,060	\$75,000	\$392,060	\$392,060
2024	\$317,060	\$75,000	\$392,060	\$359,370
2023	\$339,333	\$50,000	\$389,333	\$326,700
2022	\$265,793	\$50,000	\$315,793	\$297,000
2021	\$220,000	\$50,000	\$270,000	\$270,000
2020	\$216,668	\$50,000	\$266,668	\$266,668

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.