



Address: [8377 EDGEPOINT TR](#)
City: FORT WORTH
Georeference: 23264H-12-27
Subdivision: LAKES OF RIVER TRAILS ADDITION
Neighborhood Code: 3T010B

Latitude: 32.8063469978
Longitude: -97.1978453935
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 12 Lot 27

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: 2005
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$400,874
Protest Deadline Date: 5/24/2024

Site Number: 40681815
Site Name: LAKES OF RIVER TRAILS ADDITION-12-27
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,020
Percent Complete: 100%
Land Sqft^{*}: 6,098
Land Acres^{*}: 0.1399
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:
LUFULUABO NADY ISAAC K
Primary Owner Address:
8377 EDGEPOINT TR
HURST, TX 76053

Deed Date: 8/30/2024
Deed Volume:
Deed Page:
Instrument: [D224156612](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TAFT JOSEPH	8/22/2019	D219193571		
MYERS THE HOME BUYERS OF DALLAS LLC	8/22/2019	D219192372		
PATRICK BRITTANY N ETAL	10/19/2012	D212261071	0000000	0000000
CARTER MARTHA	4/25/2006	D207048160	0000000	0000000
MACK CLARK HOMES INC	1/4/2005	D205020588	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	\$325,874	\$75,000	\$400,874	\$400,874
2024	\$325,874	\$75,000	\$400,874	\$400,874
2023	\$348,848	\$50,000	\$398,848	\$398,848
2022	\$272,996	\$50,000	\$322,996	\$322,996
2021	\$239,672	\$50,000	\$289,672	\$289,672
2020	\$222,324	\$50,000	\$272,324	\$272,324

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.