



**Address:** [2309 HALLADAY TR](#)  
**City:** FORT WORTH  
**Georeference:** 42437L-7-7  
**Subdivision:** TRAIL RIDGE ESTATES-FT WORTH  
**Neighborhood Code:** 2W300M

**Latitude:** 32.7396583709  
**Longitude:** -97.5098787644  
**TAD Map:** 1994-388  
**MAPSCO:** TAR-072E



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TRAIL RIDGE ESTATES-FT WORTH Block 7 Lot 7

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 2007

**Personal Property Account:** N/A

**Agent:** REFUND ADVISORY CORP (00913)

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

**Site Number:** 40717917

**Site Name:** TRAIL RIDGE ESTATES-FT WORTH-7-7

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,544

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,200

**Land Acres<sup>\*</sup>:** 0.1652

**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:**

ERAKOVICH HAYLEY CHEYENNE

**Primary Owner Address:**

2309 HALLADAY TRL  
FORT WORTH, TX 76108

**Deed Date:** 3/19/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221076750](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WILLIAMS CINDY;WILLIAMS KEVIN	9/11/2014	<a href="#">D214203021</a>		
MOSS KARYN	12/20/2007	<a href="#">D207455006</a>	0000000	0000000
CLASSIC CENTURY HOMES LTD	5/24/2007	<a href="#">D207183474</a>	0000000	0000000
CLASSIC CENTURY HOMES INC	9/6/2005	<a href="#">D205277565</a>	0000000	0000000
FW TRAIL RIDGE LTD	1/1/2005	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	\$223,180	\$50,000	\$273,180	\$273,180
2024	\$223,180	\$50,000	\$273,180	\$273,180
2023	\$221,755	\$50,000	\$271,755	\$261,691
2022	\$202,901	\$35,000	\$237,901	\$237,901
2021	\$186,359	\$35,000	\$221,359	\$221,359
2020	\$140,000	\$35,000	\$175,000	\$175,000

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.