



**Address:** [8204 WINTER FALLS TR](#)  
**City:** FORT WORTH  
**Georeference:** 23264H-19-15  
**Subdivision:** LAKES OF RIVER TRAILS ADDITION  
**Neighborhood Code:** 3T010B

**Latitude:** 32.8052791029  
**Longitude:** -97.2017739923  
**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 19 Lot 15

**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:** 40883701

**Site Name:** LAKES OF RIVER TRAILS ADDITION-19-15

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

**Parcels:** 1

**Approximate Size** <sup>+++</sup>: 2,109

**Percent Complete:** 100%

**Land Sqft** <sup>\*</sup>: 6,098

**Land Acres** <sup>\*</sup>: 0.1399

**Pool:** N

**State Code:** A

**Year Built:** 2006

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$408,678

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

<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:**

CALDWELL VICKI JO

**Primary Owner Address:**

8204 WINTER FALLS TR  
HURST, TX 76053-7449

**Deed Date:** 12/14/2006

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D207293453](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CALDWELL DARRELL;CALDWELL VICKI	11/16/2006	<a href="#">D206367858</a>	0000000	0000000
TARRANT ACQUISITION LTD	6/22/2006	<a href="#">D206191928</a>	0000000	0000000
RIVERBEND INVESTMENTS 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	\$333,678	\$75,000	\$408,678	\$408,678
2024	\$333,678	\$75,000	\$408,678	\$393,205
2023	\$357,189	\$50,000	\$407,189	\$357,459
2022	\$279,536	\$50,000	\$329,536	\$324,963
2021	\$245,421	\$50,000	\$295,421	\$295,421
2020	\$227,657	\$50,000	\$277,657	\$277,657

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.