



**Address:** [8220 BOULDER CANYON TR](#)  
**City:** FORT WORTH  
**Georeference:** 40456A-X-4  
**Subdivision:** STONE MEADOW ADDITION - FW  
**Neighborhood Code:** 4S004D

**Latitude:** 32.6222531395  
**Longitude:** -97.3880542459  
**TAD Map:** 2030-344  
**MAPSCO:** TAR-103P



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** STONE MEADOW ADDITION - FW Block X Lot 4

**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:** 2013

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 41087747

**Site Name:** STONE MEADOW ADDITION - FW-X-4

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,724

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,844

**Land Acres<sup>\*</sup>:** 0.1341

**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:**

UTRAP-LIEU TRUST

**Primary Owner Address:**

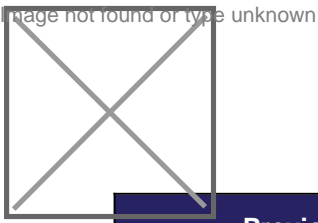
7202 RAVENSWOOD PL  
RANCHO CUCAMONGA, CA 91701

**Deed Date:** 8/26/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222231177](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
LIEU PHILIP C	10/30/2014	<a href="#">D214238528</a>		
MERITAGE HOMES OF TEXAS LLC	6/30/2007	00000000000000	0000000	0000000
MERITAGE HOMES OF TEXAS LP	12/21/2006	<a href="#">D206403978</a>	0000000	0000000
HULEN PARK VENTURE LLC	1/1/2006	00000000000000	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	\$186,000	\$65,000	\$251,000	\$251,000
2024	\$200,000	\$65,000	\$265,000	\$265,000
2023	\$205,000	\$65,000	\$270,000	\$270,000
2022	\$166,609	\$45,000	\$211,609	\$211,609
2021	\$163,309	\$45,000	\$208,309	\$208,309
2020	\$145,000	\$45,000	\$190,000	\$190,000

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

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.