



Address: [8217 FALL CREST DR](#)
City: FORT WORTH
Georeference: 23264H-21-4
Subdivision: LAKES OF RIVER TRAILS ADDITION
Neighborhood Code: 3T010B

Latitude: 32.8064351969
Longitude: -97.2020706363
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 21 Lot 4

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: 2007

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$400,459

Protest Deadline Date: 5/24/2024

Site Number: 41138775

Site Name: LAKES OF RIVER TRAILS ADDITION-21-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size ⁺⁺⁺: 1,968

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:

ARMOUR SUSAN H

Primary Owner Address:

8217 FALL CREST DR
HURST, TX 76053

Deed Date: 12/30/2020

Deed Volume:

Deed Page:

Instrument: [D220346793](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MILLIGAN EMILY;MILLIGAN MATTHEW D	1/23/2008	D208027210	0000000	0000000
CRESCENT BUILDERS INC	8/24/2006	D206273201	0000000	0000000
RIVERBEND INVESTMENT LTD	1/1/2006	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	\$325,459	\$75,000	\$400,459	\$400,459
2024	\$325,459	\$75,000	\$400,459	\$385,267
2023	\$348,361	\$50,000	\$398,361	\$350,243
2022	\$272,699	\$50,000	\$322,699	\$318,403
2021	\$239,457	\$50,000	\$289,457	\$289,457
2020	\$222,148	\$50,000	\$272,148	\$272,148

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.