



Address: [8124 TRINITY VISTA TR](#)
City: FORT WORTH
Georeference: 23264H-22-15
Subdivision: LAKES OF RIVER TRAILS ADDITION
Neighborhood Code: 3T010B

Latitude: 32.8044933009
Longitude: -97.2021226166
TAD Map: 2090-412
MAPSCO: TAR-066C



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 22 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)

State Code: A

Year Built: 2008

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 41235088

Site Name: LAKES OF RIVER TRAILS ADDITION-22-15

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size ⁺⁺⁺: 1,886

Percent Complete: 100%

Land Sqft ^{*}: 5,575

Land Acres ^{*}: 0.1279

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:

MAWENGKANG FAMILY TRUST

Primary Owner Address:

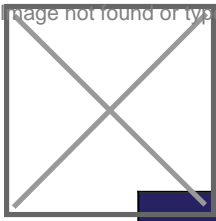
2660 STADIUM VIEW DR
FORT WORTH, TX 76118

Deed Date: 12/13/2019

Deed Volume:

Deed Page:

Instrument: [D220041727](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MAWENGKANG VICTOR	12/29/2008	D208468023	0000000	0000000
TARRANT ACQUISITION LTD	9/2/2008	D208346653	0000000	0000000
RIVERBEND INVESTMENT LTD	1/1/2007	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	\$276,001	\$75,000	\$351,001	\$351,001
2024	\$276,001	\$75,000	\$351,001	\$351,001
2023	\$295,001	\$50,000	\$345,001	\$345,001
2022	\$256,625	\$50,000	\$306,625	\$306,625
2021	\$199,668	\$50,000	\$249,668	\$249,668
2020	\$199,668	\$50,000	\$249,668	\$249,668

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.