



**Address:** [8420 SNOW EGRET WAY](#)  
**City:** FORT WORTH  
**Georeference:** 23264H-26-4  
**Subdivision:** LAKES OF RIVER TRAILS ADDITION  
**Neighborhood Code:** 3T010E

**Latitude:** 32.8019625856  
**Longitude:** -97.1967335486  
**TAD Map:** 2090-412  
**MAPSCO:** TAR-066C



Google Map or type unknown

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

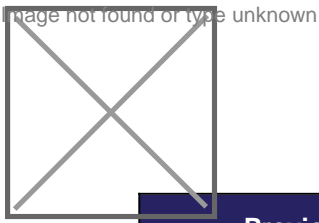
**PROPERTY DATA**

**Legal Description:** LAKES OF RIVER TRAILS  
ADDITION Block 26 Lot 4 50% UNDIVIDED  
INTEREST  
**Jurisdictions:**  
CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
HURST-EULESS-BEATON (226)  
**Site Number:** 41583868  
**Site Name:** LAKES OF RIVER TRAILS ADDITION 26 4 50% UNDIVIDED INTEREST  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 2  
**Approximate Size:** 2,840  
**State Code:** A  
**Percent Complete:** 100%  
**Year Built:** 2013  
**Land Sqft:** 5,940  
**Personal Property Account:** N/A  
**Land Acres:** 0.1363  
**Agent:** None  
**Pool:** N  
**Notice Sent Date:**  
4/15/2025  
**Notice Value:** \$279,570  
**Protest Deadline Date:** 5/24/2024

+++ Rounded.  
\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
BRYANT DOLORES TORRES  
**Primary Owner Address:**  
8420 SNOW EGRET WAY  
FORT WORTH, TX 76118  
**Deed Date:** 7/31/2014  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D213307460](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
TORRES JOSE M A ETAL	12/3/2013	<a href="#">D213307460</a>	0000000	0000000
WEEKLEY HOMES LLC	12/20/2012	<a href="#">D212312765</a>	0000000	0000000
RIVERBEND INVESTMENT LTD	1/1/2012	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	\$224,570	\$55,000	\$279,570	\$279,570
2024	\$224,570	\$55,000	\$279,570	\$254,454
2023	\$230,298	\$37,500	\$267,798	\$231,322
2022	\$178,474	\$37,500	\$215,974	\$210,293
2021	\$153,675	\$37,500	\$191,175	\$191,175
2020	\$139,769	\$37,500	\$177,269	\$177,269

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.