



Address: [8217 WHISTLING DUCK DR](#)
City: FORT WORTH
Georeference: 23264H-31-26
Subdivision: LAKES OF RIVER TRAILS ADDITION
Neighborhood Code: 3T010E

Latitude: 32.8016737036
Longitude: -97.2001843115
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 31 Lot 26

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: 2016
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 800005932
Site Name: LAKES OF RIVER TRAILS ADDITION 31 26
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,919
Percent Complete: 100%
Land Sqft^{*}: 5,940
Land Acres^{*}: 0.1364
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:

RAI SAKILA
GURUNG RABIN
Primary Owner Address:
8217 WHISTLING DUCK DR
FORT WORTH, TX 76118

Deed Date: 3/21/2022
Deed Volume:
Deed Page:
Instrument: [D222075915](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WOSSUM CHERYL O;WOSSUM GENE P	9/28/2016	D216227581		
WEEKLEY HOMES LLC	1/19/2016	D216012216		



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	\$440,000	\$110,000	\$550,000	\$550,000
2024	\$440,000	\$110,000	\$550,000	\$550,000
2023	\$478,127	\$75,000	\$553,127	\$553,127
2022	\$368,524	\$75,000	\$443,524	\$429,980
2021	\$315,891	\$75,000	\$390,891	\$390,891
2020	\$282,878	\$75,000	\$357,878	\$357,878

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.