



Address: [8340 MALLARD CT](#)
City: FORT WORTH
Georeference: 23245-30-9R
Subdivision: LAKE WORTH LEASES ADDITION
Neighborhood Code: 2A400A

Latitude: 32.7865632475
Longitude: -97.4548423609
TAD Map: 2012-404
MAPSCO: TAR-059G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAKE WORTH LEASES
ADDITION Block 30 Lot 9R 192 LF

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

Site Number: 800009092

Site Name: LAKE WORTH LEASES ADDITION 30 9R 192 LF

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,229

Percent Complete: 100%

Land Sqft^{*}: 42,253

Land Acres^{*}: 0.9700

Pool: Y

State Code: A

Year Built: 1997

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Notice Sent Date: 4/15/2025

Notice Value: \$844,024

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:

THE TOMLINSON REVOCABLE FAMILY TRUST

Primary Owner Address:

8340 MALLARD CT
FORT WORTH, TX 76108

Deed Date: 1/28/2025

Deed Volume:

Deed Page:

Instrument: [D225017261](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TOMLINSON ROSS E JR	1/28/2025	D225017257		
TOMLINSON REVOCABLE FAMILY TRUST	1/9/2024	D224007719		
TOMLINSON ROSS E JR	1/9/2024	D224007716		
TOMLINSON REVOCABLE FAMILY TRUST	8/2/2015	FIX NAME TO TRUST		

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	\$562,103	\$281,921	\$844,024	\$844,024
2024	\$562,103	\$281,921	\$844,024	\$603,791
2023	\$511,125	\$281,921	\$793,046	\$548,901
2022	\$573,238	\$200,702	\$773,940	\$499,001
2021	\$425,345	\$200,702	\$626,047	\$453,637
2020	\$395,012	\$200,702	\$595,714	\$412,397

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.