



**Address:** [8300 TRICKHAM BEND](#)  
**City:** FORT WORTH  
**Georeference:** 1605-19-12  
**Subdivision:** BAR C RANCH  
**Neighborhood Code:** 2N100H

**Latitude:** 32.8910266908  
**Longitude:** -97.3709685987  
**TAD Map:** 2036-444  
**MAPSCO:** TAR-033H



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** BAR C RANCH Block 19 Lot 12

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 2016

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$444,259

**Protest Deadline Date:** 5/24/2024

**Site Number:** 800013951

**Site Name:** BAR C RANCH 19 12

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,940

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,600

**Land Acres<sup>\*</sup>:** 0.1515

**Pool:** Y

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

PIERCE EDWIN C

PIERCE EBONY L

**Primary Owner Address:**

8300 TRICKHAM BEND  
FORT WORTH, TX 76131

**Deed Date:** 2/23/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217042450](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PULTE HOMES OF TEXAS LP	10/10/2016	<a href="#">D216240760</a>		



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	\$369,259	\$75,000	\$444,259	\$442,541
2024	\$369,259	\$75,000	\$444,259	\$402,310
2023	\$413,706	\$55,000	\$468,706	\$365,736
2022	\$326,734	\$55,000	\$381,734	\$332,487
2021	\$247,261	\$55,000	\$302,261	\$302,261
2020	\$247,848	\$55,000	\$302,848	\$302,848

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)
- DISABLED VET 100 PCT 11.131

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.