

Property Information | PDF

Account Number: 42307374

Address: 7624 TRUCHARD DR

City: FORT WORTH **Georeference:** 21164-9-7

Subdivision: INNISBROOK PLACE Neighborhood Code: 2N010Q

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

## PROPERTY DATA

Legal Description: INNISBROOK PLACE Block 9

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: 2017

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 800026632

Latitude: 32.8743296652

**TAD Map:** 2024-436 MAPSCO: TAR-032R

Longitude: -97.4122458911

Site Name: INNISBROOK PLACE 9 7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,979 Percent Complete: 100%

**Land Sqft**\*: 5,500 Land Acres\*: 0.1263

Pool: Y

+++ Rounded.

## OWNER INFORMATION

**Current Owner:** 

RUSSELL BRANDALL A. Deed Date: 10/26/2017 RUSSELL SEAN R.

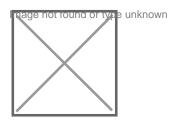
**Deed Volume: Primary Owner Address: Deed Page:** 7624 TRUCHARD DR

Instrument: D217250318 FORT WORTH, TX 76179

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RIVERSIDE HOMEBUILDERS LTD	8/2/2017	D217149460		

07-06-2025 Page 1

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



**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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$306,609	\$75,000	\$381,609	\$381,609
2024	\$306,609	\$75,000	\$381,609	\$381,609
2023	\$352,624	\$60,000	\$412,624	\$412,624
2022	\$270,149	\$60,000	\$330,149	\$330,149
2021	\$237,794	\$60,000	\$297,794	\$297,794
2020	\$206,243	\$60,000	\$266,243	\$266,243

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **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.

07-06-2025 Page 2

<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.