



**Address:** [612 MUD LAKE TR](#)  
**City:** FORT WORTH  
**Georeference:** 43796T-F-31  
**Subdivision:** TRINITY OAKS  
**Neighborhood Code:** 1B200W

**Latitude:** 32.7709070163  
**Longitude:** -97.1744125751  
**TAD Map:** 2096-400  
**MAPSCO:** TAR-067T



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TRINITY OAKS Block F Lot 31

**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)

**State Code:** A

**Year Built:** 2019

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800026843

**Site Name:** TRINITY OAKS F 31

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,930

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,663

**Land Acres<sup>\*</sup>:** 0.1300

**Pool:** N

<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:**

GHIMIRE SHREE RAM  
GHIMIRE MAYA KUMARI

**Primary Owner Address:**

612 MUD LAKE TRL  
FORT WORTH, TX 76120

**Deed Date:** 6/19/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219132751](#)

## 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	\$310,700	\$60,000	\$370,700	\$370,700
2024	\$310,700	\$60,000	\$370,700	\$370,700
2023	\$299,181	\$60,000	\$359,181	\$359,181
2022	\$272,182	\$40,000	\$312,182	\$312,182
2021	\$215,674	\$40,000	\$255,674	\$255,674
2020	\$216,215	\$40,000	\$256,215	\$256,215

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.