



Image not found or type unknown

Address: [8528 TRICKHAM BEND](#)
City: FORT WORTH
Georeference: 1605-1-7-71
Subdivision: BAR C RANCH
Neighborhood Code: 2N1007

Latitude: 32.8941958255
Longitude: -97.3686443059
TAD Map: 2042-444
MAPSCO: TAR-034E



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 1 Lot 7
PLAT D222041105 50% UNDIVIDED INTEREST

Jurisdictions:

CITY OF FORT WORTH (026)
Site Number: 800075418
TARRANT COUNTY (220)
Site Name: BAR C RANCH Block 1 Lot 7 PLAT D222041105 50% UNDIVIDED INTEREST
TARRANT REGIONAL WATER DISTRICT (223)
Site Class: A1 - Residential - Single Family
TARRANT COUNTY HOSPITAL (224)
Parcels: 2
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAN ANTONIO (228)
Appraised Size***: 1,825

State Code: A **Percent Complete:** 100%

Year Built: 2022 **Land Sqft***: 5,837

Personal Property Acres: N/A **Land Acres:** N/A 340

Agent: None **Pool:** N

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:
SIRIAPHIPHATAMORN NOPADOL
Primary Owner Address:
8528 TRICKHAM BEND
FORT WORTH, TX 76131

Deed Date: 1/2/2023
Deed Volume:
Deed Page:
Instrument: [D223001254](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SRIPRASERT RUTTICHAH	1/1/2023	D223001254		
SIRIAPHIPHATAMORN NOPADOL;SRIPRASERT RUTTICHAH	12/29/2022	D223001254		
D R HORTON - TEXAS LTD	8/2/2022	D222123548		

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	\$141,593	\$37,500	\$179,093	\$179,093
2024	\$141,593	\$37,500	\$179,093	\$179,093
2023	\$150,756	\$37,500	\$188,256	\$188,256
0	\$0	\$0	\$0	\$0

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.