



**Address:** [8823 TEXAS RISINGER DR UNIT 77](#)  
**City:** FORT WORTH  
**Georeference:** 34464C---09  
**Subdivision:** RISINGER COURT CONDOS  
**Neighborhood Code:** A4S010U

**Latitude:** 32.6145767176  
**Longitude:** -97.3753911493  
**TAD Map:** 2036-344  
**MAPSCO:** TAR-103V



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** RISINGER COURT CONDOS  
Lot UNIT 77 & 1.13636364% OF COMMON AREA  
**Jurisdictions:**  
CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CROWLEY IS (202)  
**Site Number:** 800080355  
**Site Name:** RISINGER COURT CONDOS Lot UNIT 77 & 1.13636364% OF COMMON AREA  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size** +++: 760  
**State Code:** A  
**Percent Complete:** 100%  
**Year Built:** 2023  
**Land Sqft** \*: 0  
**Personal Property Assessment** \*: 0  
**Agent:** OWNWELL INC (12140)  
**Notice Sent**  
**Date:** 4/15/2025  
**Notice Value:** \$180,196  
**Protest Deadline Date:** 7/12/2024

+++ Rounded.  
\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
KHAN NOFEL RASHID  
**Primary Owner Address:**  
8823 TEXAS RISINGER DR  
FORT WORTH, TX 76123  
**Deed Date:** 4/24/2024  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D224070783](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LENNAR HOMES OF TEXAS SALES & MARKETING LTD	4/24/2024	<a href="#">D224070782</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	\$100,196	\$80,000	\$180,196	\$180,196
2024	\$40,179	\$80,000	\$120,179	\$107,379
2023	\$0	\$56,000	\$56,000	\$56,000
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

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.