



Address: [6312 TRAIL LAKE DR](#)
City: FORT WORTH
Georeference: 45580-108-8
Subdivision: WEDGWOOD ADDITION
Neighborhood Code: 4S120E

Latitude: 32.6552090714
Longitude: -97.4005271524
TAD Map: 2030-356
MAPSCO: TAR-089W



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

PROPERTY DATA

Legal Description: WEDGWOOD ADDITION Block
108 Lot 8

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: 1968

Personal Property Account: N/A

Agent: None

Site Number: 03350762

Site Name: WEDGWOOD ADDITION-108-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,048

Percent Complete: 100%

Land Sqft^{*}: 14,840

Land Acres^{*}: 0.3406

Pool: N

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION



Current Owner:

SUMRALL LYNN M
SUMRALL JAMES C

Primary Owner Address:

6312 TRAIL LAKE DR
FORT WORTH, TX 76133

Deed Date: 4/11/2015

Deed Volume:

Deed Page:

Instrument: [D215073008](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRINITY WAY INVESTMENTS LLC	10/24/2014	D214235904		
SCOTT JULIE A	11/3/1995	00121590001322	0012159	0001322
SMITH ISABEL	1/12/1988	00000000000000	0000000	0000000
SMITH ALFRED E;SMITH ISABEL	12/31/1900	00000000000000	0000000	0000000

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	\$0	\$0	\$0	\$0
2024	\$243,000	\$40,000	\$283,000	\$283,000
2023	\$275,000	\$40,000	\$315,000	\$259,545
2022	\$243,282	\$40,000	\$283,282	\$235,950
2021	\$174,500	\$40,000	\$214,500	\$214,500
2020	\$174,500	\$40,000	\$214,500	\$214,500

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.