



Address: [7844 VINCA CIR](#)
City: FORT WORTH
Georeference: 23245-7-11
Subdivision: LAKE WORTH LEASES ADDITION
Neighborhood Code: 2A400A

Latitude: 32.8078229279
Longitude: -97.4522331871
TAD Map: 2012-412
MAPSCO: TAR-045Y



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

PROPERTY DATA

Legal Description: LAKE WORTH LEASES
ADDITION Block 7 Lot 11 PER PLAT A6446 72 LF

Jurisdictions:

CITY OF FORT WORTH (026)	Site Number: 03702278
TARRANT COUNTY (220)	Site Name: LAKE WORTH LEASES ADDITION 7 11 PER PLAT A6446 72 LF
TARRANT REGIONAL WATER DISTRICT (223)	Site Class: A1 - Residential - Single Family
TARRANT COUNTY HOSPITAL (224)	Parcels: 1
TARRANT COUNTY COLLEGE (225)	Approximate Size⁺⁺⁺: 2,552
FORT WORTH ISD (905)	Percent Complete: 100%
State Code: A	Land Sqft[*]: 25,055
Year Built: 1946	Land Acres[*]: 0.5750
Personal Property Account: N/A	Pool: N
Agent: NORTH TEXAS PROPERTY TAX SERV (00855)	

⁺⁺⁺ Rounded.

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

OWNER INFORMATION



Current Owner:

TROTTER CHARLES D
TROTTER JOYCE M

Primary Owner Address:

7844 VINCA CIR
FORT WORTH, TX 76135-4429

Deed Date: 1/18/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213032011](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TROTTER CHARLES;TROTTER JOYCE M	9/1/1995	00120950001492	0012095	0001492
DUPLANTIS DON F	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	\$407,414	\$232,907	\$640,321	\$640,321
2023	\$464,503	\$232,907	\$697,410	\$588,060
2022	\$445,989	\$119,011	\$565,000	\$534,600
2021	\$366,989	\$119,011	\$486,000	\$486,000
2020	\$366,989	\$119,011	\$486,000	\$485,443

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.