



**Address:** [8740 BRUSHY CREEK TR](#)  
**City:** FORT WORTH  
**Georeference:** 34557-10-11  
**Subdivision:** RIVER TRAILS ADDITION  
**Neighborhood Code:** 3T010A

**Latitude:** 32.7993027788  
**Longitude:** -97.1891311668  
**TAD Map:** 2090-412  
**MAPSCO:** TAR-066D



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

## PROPERTY DATA

**Legal Description:** RIVER TRAILS ADDITION Block  
10 Lot 11

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- HURST-EULESS-BEDFORD ISD (916)

**State Code:** A

**Year Built:** 1986

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 05752981

**Site Name:** RIVER TRAILS ADDITION-10-11

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,531

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,602

**Land Acres<sup>\*</sup>:** 0.1286

**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:**

KAHN KATHERINE

**Primary Owner Address:**

8740 BRUSHY CREEK TR  
FORT WORTH, TX 76118

**Deed Date:** 6/27/2015

**Deed Volume:**

**Deed Page:**

**Instrument:** RFLRS032915

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCGAVRAN KATHERINE D	6/26/2015	<a href="#">D215141266</a>		
RHEA JOHN EDGAR;RHEA KITNA D	11/24/2009	<a href="#">D209315670</a>	0000000	0000000
MOORE DANNY;MOORE PAIGE	8/28/2003	<a href="#">D203327934</a>	0017149	0000204
YENNE ANDREA BAKER;YENNE CHRIS B	9/28/2000	00145550000286	0014555	0000286
ROBERTS JOE J;ROBERTS SHERI L	3/16/2000	00142690000422	0014269	0000422
SEC OF HUD	7/8/1999	00140490000148	0014049	0000148
TEMPLE INLAND MTG CORP	7/6/1999	00139060000319	0013906	0000319
JOHNSON ELLEN	8/20/1996	00124860000331	0012486	0000331
DAVIS GWEN;DAVIS PALMER W	4/6/1994	00115410001439	0011541	0001439
HAMILTON LISA;HAMILTON MICHAEL W	10/8/1986	00087110000425	0008711	0000425
NASH PHILLIPS COPUS INC	4/11/1986	00085140000634	0008514	0000634
HUDGINS FINANCIAL CORP	1/1/1985	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$180,000	\$70,000	\$250,000	\$250,000
2023	\$190,000	\$50,000	\$240,000	\$229,900
2022	\$180,000	\$50,000	\$230,000	\$209,000
2021	\$140,000	\$50,000	\$190,000	\$190,000
2020	\$143,792	\$50,000	\$193,792	\$193,792

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

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- HOMESTEAD GENERAL 11.13(b)
- HOMESTEAD DISABLED PERSON 11.13 (c )

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.