



**Address:** [3244 SHORESIDE PKWY](#)  
**City:** FORT WORTH  
**Georeference:** 23264H-5-21  
**Subdivision:** LAKES OF RIVER TRAILS ADDITION  
**Neighborhood Code:** 3T010B

**Latitude:** 32.8061913769  
**Longitude:** -97.1913713985  
**TAD Map:** 2090-412  
**MAPSCO:** TAR-052Z



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

## PROPERTY DATA

**Legal Description:** LAKES OF RIVER TRAILS  
ADDITION Block 5 Lot 21

**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:** 2001

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 07762062

**Site Name:** LAKES OF RIVER TRAILS ADDITION-5-21

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,098

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,727

**Land Acres<sup>\*</sup>:** 0.1773

**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:**

LAWRENCE THOMAS NEILL JR

**Primary Owner Address:**

3244 SHORESIDE PKWY  
HURST, TX 76053-7528

**Deed Date:** 8/13/2013

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D213223776](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LAWRENCE E;LAWRENCE T N JR	6/7/2001	00149440000282	0014944	0000282
HISTORY MAKER HOMES LLC	3/13/2001	00147790000350	0014779	0000350
RIVERBEND INVESTMENT LTD	1/1/2001	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	\$325,004	\$75,000	\$400,004	\$384,783
2023	\$347,950	\$50,000	\$397,950	\$349,803
2022	\$272,313	\$50,000	\$322,313	\$318,003
2021	\$239,094	\$50,000	\$289,094	\$289,094
2020	\$221,805	\$50,000	\$271,805	\$271,805

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.