



**Address:** [8448 TRINITY VISTA TR](#)  
**City:** FORT WORTH  
**Georeference:** 23264H-10-19  
**Subdivision:** LAKES OF RIVER TRAILS ADDITION  
**Neighborhood Code:** 3T010B

**Latitude:** 32.8037043408  
**Longitude:** -97.195622723  
**TAD Map:** 2090-412  
**MAPSCO:** TAR-066D



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

## PROPERTY DATA

**Legal Description:** LAKES OF RIVER TRAILS  
ADDITION Block 10 Lot 19

**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:** 2002

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 40015483

**Site Name:** LAKES OF RIVER TRAILS ADDITION-10-19

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,052

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,975

**Land Acres<sup>\*</sup>:** 0.1371

**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:**

WEBB JEANNINE

**Primary Owner Address:**

8448 TRINITY VISTA TR  
HURST, TX 76053-7420

**Deed Date:** 8/1/2002

**Deed Volume:** 0015880

**Deed Page:** 0000267

**Instrument:** 00158800000267

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HISTORY MAKER HOMES LLC	4/23/2002	00156400000176	0015640	0000176
RIVERBEND INVESTMENT LTD	1/1/2002	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	\$324,119	\$75,000	\$399,119	\$384,131
2023	\$346,953	\$50,000	\$396,953	\$349,210
2022	\$271,670	\$50,000	\$321,670	\$317,464
2021	\$238,604	\$50,000	\$288,604	\$288,604
2020	\$221,396	\$50,000	\$271,396	\$271,396

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.