

LOCATION

Address: [9305 WOOD DUCK DR](#)
City: FORT WORTH
Georeference: 43796D-6-19R
Subdivision: TRINITY LAKES RESIDENTIAL
Neighborhood Code: 3T010D

Latitude: 32.8009684023
Longitude: -97.1744195308
TAD Map: 2096-412
MAPSCO: TAR-067B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRINITY LAKES RESIDENTIAL
 Block 6 Lot 19R PLAT D215015201

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 (226)

Site Number: 800004522
Site Name: TRINITY LAKES RESIDENTIAL Block 6 Lot 19R PLAT D215015201
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++: 3,438

State Code: A **Percent Complete:** 100%
Year Built: 2015 **Land Sqft*:** 7,700
Personal Property Account: N/A **Land Acres*:** 0.1767
Agent: None **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:

DEDIC ADNAN
 DEDIC SHERRI

Primary Owner Address:

9305 WOOD DUCK DR
 FORT WORTH, TX 76118

Deed Date: 5/18/2018
Deed Volume:
Deed Page:
Instrument: [D218109166](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LARIJANI MAHMOUD MOTAQED	1/5/2018	D218011989		
KARGARHOJATABADI BOSHRA;LARIJANI MAHMOUD MOTAQED	8/27/2015	D215195245		

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	\$509,000	\$90,000	\$599,000	\$599,000
2023	\$523,832	\$70,000	\$593,832	\$593,832
2022	\$440,682	\$70,000	\$510,682	\$510,682
2021	\$347,947	\$70,000	\$417,947	\$417,947
2020	\$346,186	\$70,000	\$416,186	\$416,186

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

There are no exemptions for this property

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.