



**Address:** [1717 VICTORIA DR](#)  
**City:** FORT WORTH  
**Georeference:** 23623N-9-28  
**Subdivision:** LASATER RANCH - FTW  
**Neighborhood Code:** 2N100E

**Latitude:** 32.8743304034  
**Longitude:** -97.3379744338  
**TAD Map:** 2048-436  
**MAPSCO:** TAR-034R



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

## PROPERTY DATA

**Legal Description:** LASATER RANCH - FTW Block  
9 Lot 28

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 2021

**Personal Property Account:** N/A

**Agent:** RESOLUTE PROPERTY TAX SOLUTION (00988)

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

**Site Number:** 800036539

**Site Name:** LASATER RANCH - FTW 9 28

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,977

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,750

**Land Acres<sup>\*</sup>:** 0.1320

**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:**

LIU MINGGUO

**Primary Owner Address:**

8228 FOUNTAIN SPRINGS DR  
PLANO, TX 75025

**Deed Date:** 12/29/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222002501](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RIVERSIDE HOMEBUILDERS LTD	7/12/2021	<a href="#">D221240387</a>		

### 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	\$274,000	\$85,000	\$359,000	\$359,000
2023	\$330,000	\$60,000	\$390,000	\$390,000
2022	\$251,053	\$60,000	\$311,053	\$311,053
2021	\$0	\$42,000	\$42,000	\$42,000
2020	\$0	\$42,000	\$42,000	\$42,000

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.