



**Address:** [6049 SUNDOWN DR](#)  
**City:** FORT WORTH  
**Georeference:** 40730-2-17  
**Subdivision:** SUNDOWN PARK ADDITION  
**Neighborhood Code:** 2C020B

**Latitude:** 32.7709361019  
**Longitude:** -97.4122922573  
**TAD Map:** 2024-400  
**MAPSCO:** TAR-060R



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

## PROPERTY DATA

**Legal Description:** SUNDOWN PARK ADDITION  
Block 2 Lot 17

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- CASTLEBERRY ISD (917)

**State Code:** A

**Year Built:** 1953

**Personal Property Account:** N/A

**Agent:** OCONNOR & ASSOCIATES (00436)

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

**Site Number:** 03016439

**Site Name:** SUNDOWN PARK ADDITION-2-17

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 803

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,155

**Land Acres<sup>\*</sup>:** 0.1872

**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:**

YOUNT TOMMY

**Primary Owner Address:**

6048 WALNUT DR  
FORT WORTH, TX 76114-3129

**Deed Date:** 7/11/2011

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D211163705](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DE MARTINEZ CLAUDIA ANGELICA	5/23/2010	<a href="#">D210139548</a>	0000000	0000000
OROZCO CLAUDIA A;OROZCO SALVADOR	9/14/2004	<a href="#">D204298289</a>	0000000	0000000
YOUNT TOMMY	3/31/1997	00127180000282	0012718	0000282
PROFFER MARIE RUNNELS	12/31/1900	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	\$101,070	\$48,930	\$150,000	\$150,000
2023	\$91,070	\$48,930	\$140,000	\$140,000
2022	\$102,380	\$32,620	\$135,000	\$135,000
2021	\$106,000	\$18,000	\$124,000	\$124,000
2020	\$106,000	\$18,000	\$124,000	\$124,000

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.