

# Tarrant Appraisal District Property Information | PDF Account Number: 03017281

### Address: 6204 WALNUT DR

City: FORT WORTH Georeference: 40730-8-2 Subdivision: SUNDOWN PARK ADDITION Neighborhood Code: 2C020B Latitude: 32.7705683308 Longitude: -97.4156808699 TAD Map: 2024-400 MAPSCO: TAR-060Q





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

# **PROPERTY DATA**

### Legal Description: SUNDOWN PARK ADDITION Block 8 Lot 2

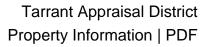
#### Jurisdictions:

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: 1955 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025

Site Number: 03017281 Site Name: SUNDOWN PARK ADDITION-8-2 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 1,642 Percent Complete: 100% Land Sqft<sup>\*</sup>: 9,065 Land Acres<sup>\*</sup>: 0.2081 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: MIDDLETON SAMANTHA A Primary Owner Address: 6204 WALNUT DR FORT WORTH, TX 76114-3132

Deed Date: 6/25/2010 Deed Volume: 0000000 Deed Page: 0000000 Instrument: D210163868

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SCOTT CHARLOTTE ATHA	2/2/2005	000000000000000000000000000000000000000	000000	0000000
SCOTT CHARLOTTE;SCOTT RODNEY	9/2/1985	00083870001161	0008387	0001161
VICENTINI KENNETH M	11/29/1983	00076760002077	0007676	0002077

## 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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$155,610	\$54,390	\$210,000	\$210,000
2023	\$171,766	\$54,390	\$226,156	\$209,034
2022	\$172,558	\$36,260	\$208,818	\$190,031
2021	\$197,024	\$18,000	\$215,024	\$172,755
2020	\$139,050	\$18,000	\$157,050	\$157,050

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.