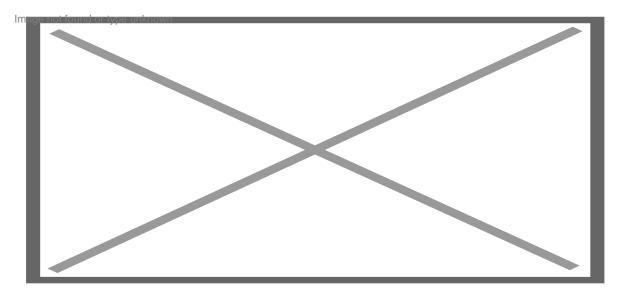


Tarrant Appraisal District Property Information | PDF Account Number: 04607899

Address: <u>6109 OVERLAKE DR</u> City: FORT WORTH

Georeference: 43700-1-4 Subdivision: TRIANGLE ESTATES ADDITION Neighborhood Code: 2N040J Latitude: 32.8278258652 Longitude: -97.4213976752 TAD Map: 2024-420 MAPSCO: TAR-046Q





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

PROPERTY DATA

Legal Description: TRIANGLE ESTATES ADDITION Block 1 Lot 4

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

Site Number: 04607899 Site Name: TRIANGLE ESTATES ADDITION-1-4 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 1,662 Percent Complete: 100% Land Sqft^{*}: 15,005 Land Acres^{*}: 0.3444 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: SIMMONS GEORGE

Primary Owner Address: 6109 OVERLAKE DR FORT WORTH, TX 76135 Deed Date: 1/27/2017 Deed Volume: Deed Page: Instrument: D217246172

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SIMMONS GEORGE; SIMMONS PAMELA	7/5/1991	00103150001990	0010315	0001990
SIMMONS J V;SIMMONS RAMONA M	12/31/1900	000000000000000000000000000000000000000	000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$206,695	\$45,000	\$251,695	\$251,695
2023	\$217,366	\$21,000	\$238,366	\$238,366
2022	\$215,864	\$21,000	\$236,864	\$236,864
2021	\$134,850	\$21,000	\$155,850	\$113,379
2020	\$116,654	\$21,000	\$137,654	\$103,072

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.