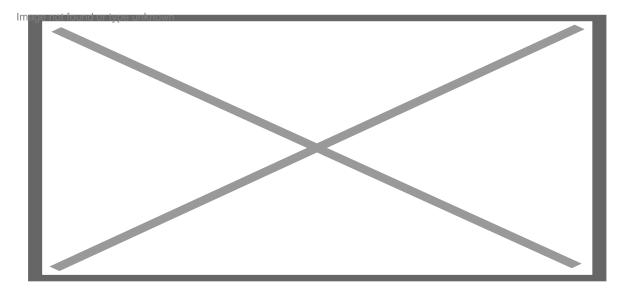


Tarrant Appraisal District Property Information | PDF Account Number: 06621163

Address: 6109 CASTLE CREEK RD

City: ARLINGTON Georeference: 18200-3-22R Subdivision: HIGHPOINT ADDITION Neighborhood Code: 1L100G Latitude: 32.6611492639 Longitude: -97.2029960503 TAD Map: 2090-360 MAPSCO: TAR-094U





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

PROPERTY DATA

Legal Description: HIGHPOINT ADDITION Block 3 Lot 22R

Jurisdictions:

CITY OF ARLINGTON (024) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) KENNEDALE ISD (914)

State Code: A

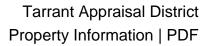
Year Built: 1994

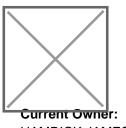
Personal Property Account: N/A Agent: CHANDLER CROUCH (11730) Protest Deadline Date: 5/15/2025 Site Number: 06621163 Site Name: HIGHPOINT ADDITION-3-22R Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size+++: 1,990 Percent Complete: 100% Land Sqft*: 8,712 Land Acres*: 0.2000 Pool: N

+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION





HAMRICK JAMES D HAMRICK GINA R

Primary Owner Address: 6109 CASTLE CREEK RD ARLINGTON, TX 76017-1901 Deed Date: 10/14/2002 Deed Volume: 0016062 Deed Page: 0000248 Instrument: 00160620000248

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HANCE BARRY L;HANCE LORIE H	5/18/1998	00132350000383	0013235	0000383
HARVEY JOSEPH S;HARVEY MINDY G	3/27/1996	00123140002325	0012314	0002325
STEVE HAWKINS CUSTOM HOMES	9/14/1994	00117300000386	0011730	0000386
JAMES R HARRIS CO INC	1/1/1993	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	\$243,795	\$55,000	\$298,795	\$298,795
2023	\$292,326	\$55,000	\$347,326	\$293,400
2022	\$225,094	\$55,000	\$280,094	\$266,727
2021	\$192,479	\$50,000	\$242,479	\$242,479
2020	\$192,479	\$50,000	\$242,479	\$242,479

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.