

# Tarrant Appraisal District Property Information | PDF Account Number: 06731716

# LOCATION

#### Address: 6387 ELM CREST CT

City: FORT WORTH Georeference: 17554-2-17 Subdivision: HAWTHORNE PARK ESTATES Neighborhood Code: 4R030G

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

## PROPERTY DATA

**Legal Description:** HAWTHORNE PARK ESTATES 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) CROWLEY ISD (912) State Code: A

Year Built: 1997

Personal Property Account: N/A Agent: OCONNOR & ASSOCIATES (00436) Protest Deadline Date: 5/15/2025 Latitude: 32.660066484 Longitude: -97.4273872656 TAD Map: 2018-360 MAPSCO: TAR-088T



Site Number: 06731716 Site Name: HAWTHORNE PARK ESTATES-2-17 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 3,133 Percent Complete: 100% Land Sqft<sup>\*</sup>: 17,518 Land Acres<sup>\*</sup>: 0.4021 Pool: N

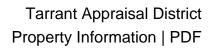
+++ Rounded.

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

## **OWNER INFORMATION**

**Current Owner:** HARATSIS PAUL T HARATSIS MARY J

Primary Owner Address: 6387 ELM CREST CT FORT WORTH, TX 76132-4308 Deed Date: 10/17/1997 Deed Volume: 0012948 Deed Page: 0000376 Instrument: 00129480000376





| Previous Owners   | Date      | Instrument                              | Deed Volume | Deed Page |
|-------------------|-----------|---|-------------|-----------|
| H P HOMES INC     | 4/23/1997 | 00127520000100                          | 0012752     | 0000100   |
| SID-MIT LTD       | 1/6/1997  | 00126340002216                          | 0012634     | 0002216   |
| MOORE/WHITENER JV | 12/4/1995 | 00121890001005                          | 0012189     | 0001005   |
| HAWTHORNE PARK LC | 1/1/1994  | 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. Tarrant County Tax Office Account Information.

| Year | Improvement Market | Land Market | Total Market | Total Appraised |
|------|--------------------|-------------|--------------|-----------------|
| 2025 | \$0                | \$0         | \$0          | \$0             |
| 2024 | \$645,229          | \$150,000   | \$795,229    | \$619,738       |
| 2023 | \$468,000          | \$150,000   | \$618,000    | \$563,398       |
| 2022 | \$362,180          | \$150,000   | \$512,180    | \$512,180       |
| 2021 | \$350,000          | \$150,000   | \$500,000    | \$500,000       |
| 2020 | \$350,000          | \$150,000   | \$500,000    | \$500,000       |

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**

#### • 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.