



Address: [6444 CANYON TR](#)
City: LAKE WORTH
Georeference: 18090-7R-17R
Subdivision: HIGHLAND LAKE ADDITION
Neighborhood Code: 2N060H

Latitude: 32.8199179184
Longitude: -97.4298503029
TAD Map: 2018-416
MAPSCO: TAR-046T



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

PROPERTY DATA

Legal Description: HIGHLAND LAKE ADDITION
Block 7R Lot 17R

Jurisdictions:

- CITY OF LAKE WORTH (016)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- LAKE WORTH ISD (910)

State Code: A

Year Built: 2006

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 07748752

Site Name: HIGHLAND LAKE ADDITION-7R-17R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,708

Percent Complete: 100%

Land Sqft^{*}: 8,106

Land Acres^{*}: 0.1860

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:
COLLINS CORNELIUS
Primary Owner Address:
6444 CANYON TR
FORT WORTH, TX 76135-2310

Deed Date: 6/26/2008
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D208249665](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FANNIE MAE	4/1/2008	D208123623	0000000	0000000
ROBBINS LORI L	12/5/2006	D206393713	0000000	0000000
ELRICH LLC	6/23/2006	D206196104	0000000	0000000
RUST JIMMY	1/26/2006	D206030961	0000000	0000000
9.3 CANYON TRAIL LP	1/23/2001	00147010000398	0014701	0000398
MCCULLAR REALTY INC	1/22/2001	00147010000397	0014701	0000397
DILL ANN;DILL JACK	1/1/2001	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$218,476	\$55,000	\$273,476	\$244,852
2023	\$212,970	\$40,000	\$252,970	\$222,593
2022	\$188,635	\$40,000	\$228,635	\$202,357
2021	\$143,961	\$40,000	\$183,961	\$183,961
2020	\$143,961	\$40,000	\$183,961	\$183,961

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.