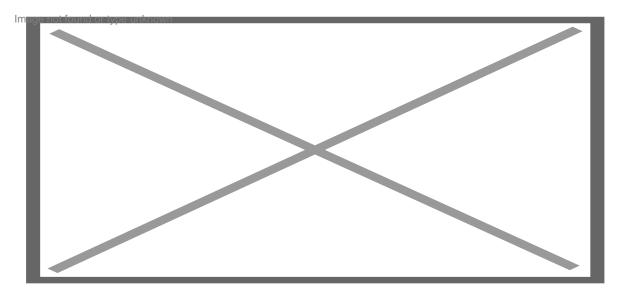


Tarrant Appraisal District Property Information | PDF Account Number: 40695735

Address: 6333 FERNCREEK LN

City: FORT WORTH Georeference: 42439F-4-14 Subdivision: TRAILS OF MARINE CREEK, THE Neighborhood Code: 2N040Q Latitude: 32.8552894356 Longitude: -97.4230633772 TAD Map: 2018-432 MAPSCO: TAR-032Y





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

PROPERTY DATA

Legal Description: TRAILS OF MARINE CREEK, THE Block 4 Lot 14

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: 2005 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025

Site Number: 40695735 Site Name: TRAILS OF MARINE CREEK, THE-4-14 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 2,436 Percent Complete: 100% Land Sqft^{*}: 5,500 Land Acres^{*}: 0.1262 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: 6333 FERNCREEK LLC

Primary Owner Address: 2119 LAKESHORE DR CLEBURNE, TX 76033 Deed Date: 8/12/2022 Deed Volume: Deed Page: Instrument: D222206722

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WU JUN;WU YU LIU	9/22/2011	D211267954	000000	0000000
DEUTSCHE BANK NATIONAL TR	2/1/2011	D211033659	000000	0000000
CEREDA GRISCELDA CERED;CEREDA LUIS	12/16/2006	D206399986	000000	0000000
D R HORTON TEXAS LTD	8/11/2005	D205244391	000000	0000000
BOAT CLUB RESIDENTIAL LTD	1/1/2005	000000000000000	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	\$227,974	\$70,000	\$297,974	\$297,974
2023	\$280,428	\$40,000	\$320,428	\$320,428
2022	\$176,000	\$40,000	\$216,000	\$216,000
2021	\$176,000	\$40,000	\$216,000	\$216,000
2020	\$176,000	\$40,000	\$216,000	\$216,000

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

There are no exemptions for this property



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.