



Address: [6745 COOLWATER TR](#)
City: FORT WORTH
Georeference: 42439F-6-12
Subdivision: TRAILS OF MARINE CREEK, THE
Neighborhood Code: 2N040Q

Latitude: 32.8572460098
Longitude: -97.4250855222
TAD Map: 2018-432
MAPSCO: TAR-032X



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

PROPERTY DATA

Legal Description: TRAILS OF MARINE CREEK,
THE Block 6 Lot 12

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: 2011

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40696340

Site Name: TRAILS OF MARINE CREEK, THE-6-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,752

Percent Complete: 100%

Land Sqft^{*}: 5,501

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:

STRICKLAND MEGAN
STRICKLAND ARTHUR

Primary Owner Address:

6745 COOLWATER TRL
FORT WORTH, TX 76179

Deed Date: 4/7/2022

Deed Volume:

Deed Page:

Instrument: [D222094140](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JAKSA TERRENCE	11/30/2011	D211290819	0000000	0000000
MHI PARTNERSHIP LTD	6/17/2011	D211143602	0000000	0000000
FMR LAND HOLDINGS LLC	6/16/2011	D211143601	0000000	0000000
BOAT CLUB RESIDENTIAL LTD	1/1/2005	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	\$251,848	\$70,000	\$321,848	\$321,848
2023	\$272,927	\$40,000	\$312,927	\$312,927
2022	\$222,158	\$40,000	\$262,158	\$229,900
2021	\$187,998	\$40,000	\$227,998	\$209,000
2020	\$150,000	\$40,000	\$190,000	\$190,000

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.