



**Address:** [6312 SPRING BUCK RUN](#)  
**City:** FORT WORTH  
**Georeference:** 3101B-3-15  
**Subdivision:** BOSWELL RANCH  
**Neighborhood Code:** 2N010F

**Latitude:** 32.8791643685  
**Longitude:** -97.4219046358  
**TAD Map:** 2024-440  
**MAPSCO:** TAR-032Q



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

## PROPERTY DATA

**Legal Description:** BOSWELL RANCH Block 3 Lot 15

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 2015

**Personal Property Account:** N/A

**Agent:** TEXAS PROPERTY TAX CONSULTANTS INC (11979)

**Protest Deadline Date:** 5/15/2025

**Site Number:** 800001643

**Site Name:** BOSWELL RANCH Block 3 Lot 15

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,811

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,000

**Land Acres<sup>\*</sup>:** 0.1377

**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:**  
CHAMAKI GILYANA G  
**Primary Owner Address:**  
16625 TRAIL DR  
MORGAN HILL, CA 95037

**Deed Date:** 11/9/2015  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D215253477](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DR HORTON - TEXAS LTD	6/25/2015	<a href="#">D215138915</a>		

## 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	\$242,319	\$65,000	\$307,319	\$307,319
2023	\$288,936	\$45,000	\$333,936	\$333,936
2022	\$223,700	\$45,000	\$268,700	\$268,700
2021	\$183,100	\$45,000	\$228,100	\$228,100
2020	\$167,827	\$45,000	\$212,827	\$212,827

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.