



**Address:** [6312 BATTLE MOUNTAIN TR](#)  
**City:** FORT WORTH  
**Georeference:** 42439F-3-3  
**Subdivision:** TRAILS OF MARINE CREEK, THE  
**Neighborhood Code:** 2N040C

**Latitude:** 32.8545525418  
**Longitude:** -97.4243601107  
**TAD Map:** 2018-432  
**MAPSCO:** TAR-046C



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

## PROPERTY DATA

**Legal Description:** TRAILS OF MARINE CREEK,  
THE Block 3 Lot 3

**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:** 2019

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800033944

**Site Name:** TRAILS OF MARINE CREEK, THE 3 3

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,868

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,500

**Land Acres<sup>\*</sup>:** 0.1263

**Pool:** N

<sup>+++</sup> Rounded.

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



## OWNER INFORMATION

**Current Owner:**

ASHFORD GREGORY C  
ASHFORD ROBIN R

**Primary Owner Address:**

6312 BATTLE MOUNTAIN TRL  
FORT WORTH, TX 76179

**Deed Date:** 10/17/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222250560](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LANG STANLEY J;VANLOO TIFFANY K	5/1/2019	<a href="#">D219092933</a>		
ANTARES ACQUISTION LLC	8/28/2018	<a href="#">D218197202</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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$260,000	\$70,000	\$330,000	\$330,000
2023	\$320,914	\$40,000	\$360,914	\$360,914
2022	\$270,710	\$40,000	\$310,710	\$281,382
2021	\$215,802	\$40,000	\$255,802	\$255,802
2020	\$216,343	\$40,000	\$256,343	\$256,343

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.