



Address: [6416 LAVANO DR](#)
City: EDGECLIFF VILLAGE
Georeference: 10935-4R-31R
Subdivision: EDGECLIFF VILLAGE II ADDITION
Neighborhood Code: 4S240E

Latitude: 32.6520032615
Longitude: -97.3462112778
TAD Map: 2042-356
MAPSCO: TAR-090Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EDGECLIFF VILLAGE II
ADDITION Block 4R Lot 31R

Jurisdictions:

EDGECLIFF VILLAGE (008)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A

Year Built: 1974

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$189,122

Protest Deadline Date: 5/24/2024

Site Number: 00803251

Site Name: EDGECLIFF VLG II ADDITION-4R-31R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,829

Percent Complete: 100%

Land Sqft^{*}: 9,664

Land Acres^{*}: 0.2218

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:

ANDERSON JON G

ANDERSON NORMA R

Primary Owner Address:

6416 LAVANO DR
FORT WORTH, TX 76134-2831

Deed Date: 3/16/1995

Deed Volume: 0011910

Deed Page: 0000964

Instrument: 00119100000964

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NELSON WILLIAM E	12/31/1900	000000000000000	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	\$130,210	\$40,000	\$170,210	\$170,210
2024	\$149,122	\$40,000	\$189,122	\$178,913
2023	\$169,616	\$40,000	\$209,616	\$162,648
2022	\$146,660	\$40,000	\$186,660	\$147,862
2021	\$118,354	\$40,000	\$158,354	\$134,420
2020	\$82,200	\$40,000	\$122,200	\$122,200

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.