



**Address:** [6725 SETH BARWISE ST](#)  
**City:** FORT WORTH  
**Georeference:** 23140-T-22  
**Subdivision:** LAKE CREST EST #1 & 2 ADDITION  
**Neighborhood Code:** 2N0200

**Latitude:** 32.8598248852  
**Longitude:** -97.4163542786  
**TAD Map:** 2024-432  
**MAPSCO:** TAR-032Y



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** LAKE CREST EST #1 & 2  
ADDITION Block T Lot 22

**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:** 1988

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$329,110

**Protest Deadline Date:** 5/24/2024

**Site Number:** 01542850

**Site Name:** LAKE CREST EST #1 & 2 ADDITION-T-22

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,333

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 14,560

**Land Acres<sup>\*</sup>:** 0.3342

**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:**

ALMAGUER RICARDO  
ALMAGUER CLAUDIA

**Primary Owner Address:**

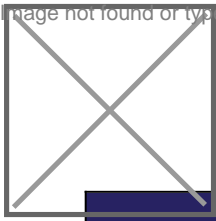
6725 SETH BARWISE ST  
FORT WORTH, TX 76179-3323

**Deed Date:** 10/31/2007

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D207396213](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MANIVONG S;MANIVONG SOUNTHARA	3/31/1987	00088930002307	0008893	0002307
THANAVADY KOSADA	9/13/1984	00079490001839	0007949	0001839
LEONARD WASHBURN	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 <sup>+</sup>
2025	\$264,110	\$65,000	\$329,110	\$227,471
2024	\$264,110	\$65,000	\$329,110	\$206,792
2023	\$250,807	\$45,000	\$295,807	\$187,993
2022	\$203,269	\$45,000	\$248,269	\$170,903
2021	\$204,868	\$45,000	\$249,868	\$155,366
2020	\$167,997	\$45,000	\$212,997	\$141,242

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.