



Address: [6045 PEDEN RD](#)
City: TARRANT COUNTY
Georeference: 23220--4
Subdivision: LAKE SHORE ACRES ADDITION
Neighborhood Code: 2A200C

Latitude: 32.9395470049
Longitude: -97.4946763686
TAD Map: 2000-460
MAPSCO: TAR-016G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAKE SHORE ACRES
ADDITION Lot 4 2.679 AC

Jurisdictions:
TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)

State Code: A

Year Built: 1980

Personal Property Account: N/A

Agent: RESOLUTE PROPERTY TAX SOLUTION (00988) **Pool:** N

Protest Deadline Date: 5/24/2024

Site Number: 01556959
Site Name: LAKE SHORE ACRES ADDITION-4
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,500
Percent Complete: 100%
Land Sqft^{*}: 118,246
Land Acres^{*}: 2.7145

+++ Rounded.

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

OWNER INFORMATION

Current Owner:
SCHELL JAMES W
SCHELL JUDY J
Primary Owner Address:
5755 CLEARFORK MAIN ST
FORT WORTH, TX 76109

Deed Date: 8/3/1984
Deed Volume: 0007913
Deed Page: 0002136
Instrument: 00079130002136

Previous Owners	Date	Instrument	Deed Volume	Deed Page
STEVEN C HANSEN	12/31/1900	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	\$280,951	\$609,738	\$890,689	\$890,689
2024	\$521,066	\$609,738	\$1,130,804	\$1,130,804
2023	\$435,350	\$609,738	\$1,045,088	\$1,045,088
2022	\$433,345	\$441,222	\$874,567	\$874,567
2021	\$238,778	\$441,222	\$680,000	\$680,000
2020	\$238,778	\$441,222	\$680,000	\$680,000

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

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.