

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 02421445

Address: 6412 CURZON AVE

City: FORT WORTH
Georeference: 34380-22-3

Subdivision: RIDGLEA NORTH ADDITION

Neighborhood Code: 4R002E

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

## PROPERTY DATA

Legal Description: RIDGLEA NORTH ADDITION

Block 22 Lot 3

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT (223)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

FORT WORTH ISD (905)

State Code: A Year Built: 1943

Personal Property Account: N/A

Agent: NORTH TEXAS PROPERTY TAX SERV (00855)

Protest Deadline Date: 5/24/2024

Site Number: 02421445

Latitude: 32.7301481573

**TAD Map:** 2018-384 **MAPSCO:** TAR-074K

Longitude: -97.4242095529

Site Name: RIDGLEA NORTH ADDITION-22-3
Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size\*\*\*: 1,926
Percent Complete: 100%

Land Sqft\*: 9,983 Land Acres\*: 0.2291

Pool: N

+++ Rounded.

### OWNER INFORMATION

**Current Owner:** 

BURT REBECCA HERRIN **Primary Owner Address:** 6412 CURZON AVE FORT WORTH, TX 76116 **Deed Date: 3/27/2019** 

Deed Volume: Deed Page:

**Instrument: D219060915** 

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



Previous Owners	Date	Instrument	Deed Volume	Deed Page
GAINEY CHRISTOPHER K;GAINEY NICOLE J	9/9/2016	D216214215		
ALLEN BEN;ALLEN CHELSEA LYNN	12/4/2013	D213309668	0000000	0000000
ASKINS JANE ASKINS;ASKINS JUSTIN	11/15/2012	D212284423	0000000	0000000
HODGES PATRICIA	11/14/2012	D212284424	0000000	0000000
P H PROPERTIES LLC	7/25/2003	D203277534	0017002	0000214
SONNIER AMY;SONNIER VALENTINE JR	12/3/2002	00161980000165	0016198	0000165
HOUSING TRADITIONS INC	12/2/2002	00161980000164	0016198	0000164
COOK EDWARD M	5/17/2002	00157020000097	0015702	0000097
WILSON BILLIE JO	11/4/1987	00091150001515	0009115	0001515
WILSON BILLIE JO	6/23/1983	00075390002049	0007539	0002049
TWO CROWNS INC	3/1/1982	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.

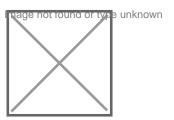
Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$247,858	\$149,745	\$397,603	\$397,603
2024	\$247,858	\$149,745	\$397,603	\$397,603
2023	\$244,055	\$149,745	\$393,800	\$393,800
2022	\$250,746	\$149,745	\$400,491	\$400,491
2021	\$253,999	\$149,745	\$403,744	\$381,960
2020	\$197,491	\$149,745	\$347,236	\$347,236

Pending indicates that the property record has not yet been completed for the indicated tax year.

# **EXEMPTIONS / SPECIAL APPRAISAL**

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.



• 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.

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