



Address: [6421 KENWICK AVE](#)
City: FORT WORTH
Georeference: 34380-22-19
Subdivision: RIDGLEA NORTH ADDITION
Neighborhood Code: 4R002E

Latitude: 32.7305600632
Longitude: -97.4249191394
TAD Map: 2018-384
MAPSCO: TAR-074K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIDGLEA NORTH ADDITION
Block 22 Lot 19
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: INTEGRATAX (00753)
Protest Deadline Date: 5/24/2024

Site Number: 02421623
Site Name: RIDGLEA NORTH ADDITION-22-19
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,160
Percent Complete: 100%
Land Sqft^{*}: 8,515
Land Acres^{*}: 0.1954
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:
FARRAND VINCENT
Primary Owner Address:
6424 KENWICK AVE
FORT WORTH, TX 76116-4409

Deed Date: 8/8/2002
Deed Volume: 0015886
Deed Page: 0000260
Instrument: 00158860000260

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PEDDLERS PLUS INC & V FARRAND	8/17/2001	00150920000399	0015092	0000399
MACH ELISSA;MACH GREGORY	9/11/2000	00145400000159	0014540	0000159
LONG J ROBIN;LONG SARAH B	2/26/1999	00136850000418	0013685	0000418
BLANCHARD PAT;BLANCHARD WILLIAM H II	9/3/1993	00112290000904	0011229	0000904
ROSBERG ELLEN M	5/26/1987	00089570000309	0008957	0000309
SOUTHERLAND F O	6/18/1975	00058400000631	0005840	0000631
GILES R FREEMAN	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	\$172,275	\$127,725	\$300,000	\$300,000
2024	\$202,275	\$127,725	\$330,000	\$330,000
2023	\$192,275	\$127,725	\$320,000	\$320,000
2022	\$162,275	\$127,725	\$290,000	\$290,000
2021	\$157,275	\$127,725	\$285,000	\$285,000
2020	\$106,047	\$127,725	\$233,772	\$233,772

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.