



Address: [6051 BLACK OAK LN](#)
City: FORT WORTH
Georeference: 40740-6-1
Subdivision: SUNDOWN PARK 3RD FILING ADDN
Neighborhood Code: 2C020B

Latitude: 32.7727424737
Longitude: -97.4111456988
TAD Map: 2024-400
MAPSCO: TAR-060R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUNDOWN PARK 3RD FILING
ADDN Block 6 Lot 1

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CASTLEBERRY ISD (917)

State Code: A
Year Built: 1958
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$271,819
Protest Deadline Date: 5/24/2024

Site Number: 03017885
Site Name: SUNDOWN PARK 3RD FILING ADDN-6-1
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,969
Percent Complete: 100%
Land Sqft^{*}: 8,290
Land Acres^{*}: 0.1903
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:
ESPINOZA ROGELIO
ESPINOZA ANGELA
Primary Owner Address:
6051 BLACK OAK LN
FORT WORTH, TX 76114-3101

Deed Date: 12/16/2013
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D213316564](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WALLACE ANDREW;WALLACE CHRISTI	7/24/2007	D207322842	0000000	0000000
COMBEST C A;COMBEST GERRI	7/27/2004	D204238582	0000000	0000000
MILLER J H	8/5/1991	00103560000070	0010356	0000070
MILLER JAMES H	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	\$222,079	\$49,740	\$271,819	\$258,338
2024	\$222,079	\$49,740	\$271,819	\$234,853
2023	\$207,368	\$49,740	\$257,108	\$213,503
2022	\$209,203	\$33,160	\$242,363	\$194,094
2021	\$237,988	\$18,000	\$255,988	\$176,449
2020	\$207,482	\$18,000	\$225,482	\$160,408

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.