



**Address:** [6113 DOUGLAS ST](#)  
**City:** FORT WORTH  
**Georeference:** 40740-7-4  
**Subdivision:** SUNDOWN PARK 3RD FILING ADDN  
**Neighborhood Code:** 2C020B

**Latitude:** 32.7718865139  
**Longitude:** -97.4135002037  
**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 7 Lot 4

**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:** 1959  
**Personal Property Account:** N/A  
**Agent:** LEWIS PROPERTY TAX SERVICES (06594)  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 03018105  
**Site Name:** SUNDOWN PARK 3RD FILING ADDN-7-4  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,173  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 8,865  
**Land Acres<sup>\*</sup>:** 0.2035

**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:**  
KBT INVESTMENTS LLC  
**Primary Owner Address:**  
801 TEXAS  
GOODLAND, KS 67735

**Deed Date:** 1/24/2018  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D218026499](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BOHME KIMBERLY	6/13/2017	<a href="#">D217137088</a>		
C&C RESIDENTIAL PROPERTIES INC	1/25/2017	<a href="#">D217027516</a>		
WELLS FARGO BANK	11/1/2016	<a href="#">D216261659</a>		
HARKNESS GERALD;HARKNESS LYNNE	1/2/2004	<a href="#">D204011217</a>	0000000	0000000
CROSS SYLVIA;CROSS TIMOTHY L	4/25/2002	00157000000303	0015700	0000303
CROSS TIMOTHY L	7/31/1996	00124610001374	0012461	0001374
MORTON LETITIA	12/2/1992	00108780000254	0010878	0000254
MASON EVELYN	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 <sup>+</sup>
2025	\$117,810	\$53,190	\$171,000	\$171,000
2024	\$131,810	\$53,190	\$185,000	\$185,000
2023	\$135,885	\$53,190	\$189,075	\$189,075
2022	\$137,088	\$35,460	\$172,548	\$172,548
2021	\$155,771	\$18,000	\$173,771	\$173,771
2020	\$135,874	\$18,000	\$153,874	\$153,874

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.