



Address: [6245 TWIN OAKS DR](#)
City: FOREST HILL
Georeference: 44070-5-12
Subdivision: TWIN OAKS ADDITION
Neighborhood Code: 1H070C

Latitude: 32.6664565691
Longitude: -97.2568912348
TAD Map: 2072-360
MAPSCO: TAR-093S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TWIN OAKS ADDITION Block 5
Lot 12

Jurisdictions:
CITY OF FOREST HILL (010)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A
Year Built: 1950
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$195,656
Protest Deadline Date: 5/24/2024

Site Number: 03206343
Site Name: TWIN OAKS ADDITION-5-12
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,368
Percent Complete: 100%
Land Sqft^{*}: 13,500
Land Acres^{*}: 0.3099
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:
ALCANTAR JOSE
ALCANTAR S LOPEZ
Primary Owner Address:
6245 TWIN OAKS DR
FORT WORTH, TX 76119-7439

Deed Date: 6/30/1993
Deed Volume: 0011125
Deed Page: 0002309
Instrument: 00111250002309

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LEIS E MANTZKE;LEIS NORMAN	9/30/1985	00083230000306	0008323	0000306
JOHNNY CUNNINGHAM	12/31/1900	000000000000000	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	\$162,156	\$33,500	\$195,656	\$101,417
2024	\$162,156	\$33,500	\$195,656	\$92,197
2023	\$149,161	\$33,500	\$182,661	\$83,815
2022	\$150,482	\$13,500	\$163,982	\$76,195
2021	\$119,044	\$13,500	\$132,544	\$69,268
2020	\$109,728	\$13,500	\$123,228	\$62,971

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.