



**Address:** [6401 TEN MILE BRIDGE RD](#)  
**City:** FORT WORTH  
**Georeference:** A1554-1C  
**Subdivision:** TOWNSEND, SPENCER SURVEY  
**Neighborhood Code:** 2N020N

**Latitude:** 32.8309857914  
**Longitude:** -97.4306934188  
**TAD Map:** 2018-420  
**MAPSCO:** TAR-046K



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TOWNSEND, SPENCER  
SURVEY Abstract 1554 Tract 1C

**Jurisdictions:**  
CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** D1  
**Year Built:** 0  
**Personal Property Account:** N/A  
**Agent:** RYAN LLC (00320)  
**Protest Deadline Date:** 8/16/2024

**Site Number:** 80729592  
**Site Name:** LAND  
**Site Class:** ResAg - Residential - Agricultural  
**Parcels:** 4  
**Approximate Size<sup>+++</sup>:** 0  
**Percent Complete:** 0%  
**Land Sqft<sup>\*</sup>:** 8,167,587  
**Land Acres<sup>\*</sup>:** 187.5020  
**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**  
EDWARDS LAKE WORTH LLC  
GEREN LAKE WORTH LLC  
**Primary Owner Address:**  
4200 S HULEN ST STE 614  
FORT WORTH, TX 76109

**Deed Date:** 12/29/2012  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D212318324](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
EDWARDS LAKE WORTH LLC ETAL	12/28/2012	<a href="#">D212318324</a>	0000000	0000000
EDWARDS CRAWFORD H ETAL	12/5/2001	<a href="#">D201316324</a>	0000000	0000000
GEREN COLLEEN EDWARDS ETAL	12/31/1992	00108990000511	0010899	0000511
CASSCO LAND CO INC	8/4/1992	00107300002332	0010730	0002332
GIFCO PROPERTIES INC	7/8/1988	00000000000000	0000000	0000000
SOUTHWEST RESIDENTIAL PROP	12/31/1986	00087980000810	0008798	0000810
PETTIGREW HAL R	10/22/1986	00087250000420	0008725	0000420
NORTHWEST FT WORTH DEV CORP	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	\$0	\$0	\$0	\$0
2024	\$0	\$2,175,020	\$2,175,020	\$9,938
2023	\$0	\$1,957,518	\$1,957,518	\$11,063
2022	\$0	\$1,566,727	\$1,566,727	\$11,813
2021	\$0	\$1,566,727	\$1,566,727	\$12,000
2020	\$0	\$1,875,000	\$1,875,000	\$13,500

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

- AGRICULTURAL 1D1 23.51

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.