



Address: [6457 NEWT PATTERSON RD](#)
City: TARRANT COUNTY
Georeference: A 997-7A01C
Subdivision: MCDONALD, JAMES SURVEY
Neighborhood Code: 1A010A

Latitude: 32.5838007989
Longitude: -97.1829602748
TAD Map: 2096-332
MAPSCO: TAR-123J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MCDONALD, JAMES SURVEY
Abstract 997 Tract 7A01C

Jurisdictions:
TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

Site Number: 80431321
Site Name: MCDONALD, JAMES SURVEY Abstract 997 Tract 7A01C
Site Class: C1 - Residential - Vacant Land
Parcels: 1
Approximate Size⁺⁺⁺: 0
Percent Complete: 0%
Land Sqft^{*}: 120,139
Land Acres^{*}: 2.7580
Pool: N

State Code: O
Year Built: 0
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 8/16/2024

+++ Rounded.
* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
B&K 6509 LLC
Primary Owner Address:
2967 CAYUGA LN
GRAND PRAIRIE, TX 75054

Deed Date: 9/12/2024
Deed Volume:
Deed Page:
Instrument: [D224165911](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OLIVAS OSCAR	2/27/2024	D224037313 CWD		
MERCER DEBORAH	12/31/1900	0000000000000000	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	\$0	\$182,900	\$182,900	\$182,900
2024	\$0	\$240,000	\$240,000	\$247
2023	\$0	\$230,000	\$230,000	\$265
2022	\$0	\$182,500	\$182,500	\$266
2021	\$0	\$100,000	\$100,000	\$276
2020	\$0	\$140,000	\$140,000	\$296

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.