



Address: [6239 SETTLEMENT DR](#)
City: ARLINGTON
Georeference: 42183H-2-15
Subdivision: TIMBER RUN ESTATES ADDITION
Neighborhood Code: 1L120C

Latitude: 32.6433015491
Longitude: -97.1773782512
TAD Map: 2096-352
MAPSCO: TAR-109E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TIMBER RUN ESTATES
ADDITION Block 2 Lot 15

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KENNE DALE ISD (914)

State Code: A

Year Built: 1986

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$258,851

Protest Deadline Date: 5/24/2024

Site Number: 05446899

Site Name: TIMBER RUN ESTATES ADDITION-2-15

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,330

Percent Complete: 100%

Land Sqft^{*}: 7,592

Land Acres^{*}: 0.1742

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:

CARPENTER CHRISTOPHER T
CARPENTER DAWN

Primary Owner Address:

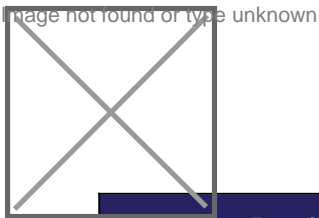
6239 SETTLEMENT DR
ARLINGTON, TX 76001

Deed Date: 6/25/1999

Deed Volume:

Deed Page:

Instrument: [D199176238](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARPENTER CHRISTOPHER ETAL	6/24/1999	00139070000318	0013907	0000318
HUGHES B W III;HUGHES SUSAN	1/28/1994	00114330000451	0011433	0000451
SEC OF HUD	7/16/1993	00111500002388	0011150	0002388
UNION FEDERAL SAVINGS BANK	5/4/1993	00110460001393	0011046	0001393
SANTOS JOHNNY	8/16/1990	00100680001853	0010068	0001853
NETTLES JULIE P;NETTLES ROBBIE R	2/24/1987	00088590002150	0008859	0002150
MERIDIAN BLDG CONSTR CORP	9/17/1985	00083110000915	0008311	0000915
MERIDIAN SAVINGS ASSN	8/22/1984	00079290000265	0007929	0000265
BUD FOREMAN INC	1/1/1984	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	\$202,259	\$56,592	\$258,851	\$255,951
2024	\$202,259	\$56,592	\$258,851	\$232,683
2023	\$198,551	\$40,000	\$238,551	\$211,530
2022	\$158,333	\$40,000	\$198,333	\$192,300
2021	\$139,117	\$40,000	\$179,117	\$174,818
2020	\$140,308	\$40,000	\$180,308	\$158,925

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.