



**Address:** [6044 S HULEN ST](#)  
**City:** FORT WORTH  
**Georeference:** 20715-1-1E  
**Subdivision:** HULEN BEND ADDITION  
**Neighborhood Code:** Service Station General

**Latitude:** 32.6624825934  
**Longitude:** -97.4029440481  
**TAD Map:** 2024-360  
**MAPSCO:** TAR-089S



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** HULEN BEND ADDITION Block  
1 Lot 1E

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CROWLEY ISD (912)

**Site Number:** 80495974  
**Site Name:** VALERO  
**Site Class:** SSMiniMart - Svc Station-Mini Mart with Fuel  
**Parcels:** 1  
**Primary Building Name:** VALERO CORNER STORE / 05760623  
**Primary Building Type:** Commercial  
**Gross Building Area<sup>+++</sup>:** 3,600  
**Net Leasable Area<sup>+++</sup>:** 3,600  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 42,515  
**Land Acres<sup>\*</sup>:** 0.9760  
**Pool:** N

**State Code:** F1  
**Year Built:** 1985  
**Personal Property Account:** Multi  
**Agent:** QUATRO TAX LLC (11627)  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$1,160,960  
**Protest Deadline Date:** 5/31/2024

+++ Rounded.

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

**OWNER INFORMATION**

**Current Owner:**  
6044 S HULEN DRIVE LLC  
**Primary Owner Address:**  
PO BOX 1206  
KEMAH, TX 77565

**Deed Date:** 10/6/2021  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D221311526](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ASHITA LLC	11/21/2008	<a href="#">D208452644</a>	0000000	0000000
METROPOLITAN LIFE INS CO	3/22/1989	00095440001059	0009544	0001059
NAT'L CONVENIENCE STORES INC	7/2/1985	00082320000249	0008232	0000249
HULEN CENTER LTD	1/1/1985	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	\$523,235	\$637,725	\$1,160,960	\$1,160,960
2024	\$523,235	\$637,725	\$1,160,960	\$1,160,960
2023	\$485,275	\$637,725	\$1,123,000	\$1,123,000
2022	\$452,144	\$637,725	\$1,089,869	\$1,089,869
2021	\$327,275	\$637,725	\$965,000	\$965,000
2020	\$282,275	\$637,725	\$920,000	\$920,000

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.