



Address: [6304 LONGMONT TR](#)
City: FORT WORTH
Georeference: 24813-20-16
Subdivision: MARINE CREEK HILLS ADDITION
Neighborhood Code: 2N050D

Latitude: 32.852735897
Longitude: -97.408434533
TAD Map: 2024-428
MAPSCO: TAR-046D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MARINE CREEK HILLS
ADDITION Block 20 Lot 16 & 17

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: A

Year Built: 1996

Personal Property Account: N/A

Agent: PROPERTY TAX LOCK (11667)

Notice Sent Date: 4/15/2025

Notice Value: \$284,118

Protest Deadline Date: 5/24/2024

Site Number: 05996759
Site Name: MARINE CREEK HILLS ADDITION-20-16-20
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,638
Percent Complete: 100%
Land Sqft^{*}: 10,200
Land Acres^{*}: 0.2341
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:
WRIGHT PHYLLIS LYNN
Primary Owner Address:
6304 LONGMONT TR
FORT WORTH, TX 76179-3714

Deed Date: 2/16/2010
Deed Volume: 0000000
Deed Page: 0000000
Instrument: 000000000000000

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WRIGHT BENNIE EST;WRIGHT PHYLLIS	11/5/1996	00125830002310	0012583	0002310
VALENTE MARINE CREEK INC	9/5/1991	00103780000391	0010378	0000391
TEXAS AMERICAN BANK FT WORTH	5/2/1989	00096250000237	0009625	0000237
J P I/J H VENTURE #1	1/1/1986	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	\$194,118	\$90,000	\$284,118	\$284,118
2024	\$194,118	\$90,000	\$284,118	\$269,385
2023	\$226,047	\$52,500	\$278,547	\$244,895
2022	\$192,037	\$52,500	\$244,537	\$222,632
2021	\$149,893	\$52,500	\$202,393	\$202,393
2020	\$149,893	\$52,500	\$202,393	\$192,644

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)
- DISABLED VET 10 to 29 PCT 11.22

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.