



Address: [6804 BEATY ST](#)
City: FORT WORTH
Georeference: 20750--21
Subdivision: HUNTER'S, B E SUBDIVISION
Neighborhood Code: 1B010A

Latitude: 32.7393446058
Longitude: -97.2132510153
TAD Map: 2084-388
MAPSCO: TAR-080F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HUNTER'S, B E SUBDIVISION
Lot 21

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A
Year Built: 2001
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$249,000
Protest Deadline Date: 5/24/2024

Site Number: 06070299
Site Name: HUNTER'S, B E SUBDIVISION-21
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,433
Percent Complete: 100%
Land Sqft^{*}: 5,000
Land Acres^{*}: 0.1147
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:
HIGGINS MILTON
HIGGINS CHARLENE
Primary Owner Address:
6804 BEATY ST
FORT WORTH, TX 76112-6705

Deed Date: 1/2/2002
Deed Volume: 0015378
Deed Page: 0000269
Instrument: 00153780000269



Previous Owners	Date	Instrument	Deed Volume	Deed Page
RAFTER J INC	8/31/2001	00151400000396	0015140	0000396
GREGORY A L	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	\$199,000	\$50,000	\$249,000	\$248,793
2024	\$199,000	\$50,000	\$249,000	\$226,175
2023	\$221,504	\$40,000	\$261,504	\$205,614
2022	\$177,245	\$35,000	\$212,245	\$186,922
2021	\$151,077	\$25,000	\$176,077	\$169,929
2020	\$137,061	\$25,000	\$162,061	\$154,481

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 70 to 99 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.