



**Address:** [6116 TROON RD](#)  
**City:** FORT WORTH  
**Georeference:** 26237-5-17  
**Subdivision:** MIRA VISTA ADDITION  
**Neighborhood Code:** 4R030A

**Latitude:** 32.6612268944  
**Longitude:** -97.4323409361  
**TAD Map:** 2018-360  
**MAPSCO:** TAR-088S



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MIRA VISTA ADDITION Block 5  
Lot 17

**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)

**State Code:** A

**Year Built:** 1989

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$1,213,272

**Protest Deadline Date:** 5/24/2024

**Site Number:** 06228976

**Site Name:** MIRA VISTA ADDITION-5-17

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,411

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 13,000

**Land Acres<sup>\*</sup>:** 0.2984

**Pool:** Y

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

CHILCOAT RONALD G

CHILCOAT JILL C

**Primary Owner Address:**

6116 TROON RD

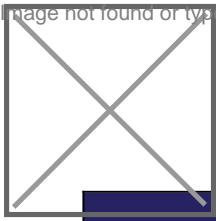
FORT WORTH, TX 76132-4428

**Deed Date:** 6/15/2000

**Deed Volume:** 0014395

**Deed Page:** 0000386

**Instrument:** 00143950000386



Previous Owners	Date	Instrument	Deed Volume	Deed Page
COLLISON ROBERT;COLLISON SHIRLEY	8/30/1991	00103720001865	0010372	0001865
M & B DEVELOPMENT	2/23/1989	00095210002049	0009521	0002049
MIRA VISTA DEV CO	1/1/1987	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	\$933,272	\$280,000	\$1,213,272	\$1,121,645
2024	\$933,272	\$280,000	\$1,213,272	\$1,019,677
2023	\$940,083	\$280,000	\$1,220,083	\$926,979
2022	\$610,000	\$300,000	\$910,000	\$842,708
2021	\$466,098	\$300,000	\$766,098	\$766,098
2020	\$541,863	\$300,000	\$841,863	\$841,863

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.