



Address: [6011 TENSION DR](#)
City: FORT WORTH
Georeference: 21470-1R-7
Subdivision: JAMES & FLANAGAN ADDITION
Neighborhood Code: IM-Southeast Fort Worth General

Latitude: 32.734240895
Longitude: -97.2272733907
TAD Map: 2078-388
MAPSCO: TAR-079M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: JAMES & FLANAGAN
ADDITION Block 1R Lot 7

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: F2
Year Built: 0
Personal Property Account: N/A
Agent: None
Notice Sent Date: 5/1/2025
Notice Value: \$902,215
Protest Deadline Date: 5/31/2024

Site Number: 800060697
Site Name: READY METALS/06351808
Site Class: IMHeavy - Industrial/Mfg-Heavy
Parcels: 1
Primary Building Name: READY METALS / 06351808
Primary Building Type: Commercial
Gross Building Area⁺⁺⁺: 28,524
Net Leasable Area⁺⁺⁺: 28,524
Percent Complete: 100%
Land Sqft^{*}: 39,715
Land Acres^{*}: 0.9117
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:
ANCLA INVESTMENTS INC
Primary Owner Address:
6011 TENSION DR
FORT WORTH, TX 76112

Deed Date: 11/3/2021
Deed Volume:
Deed Page:
Instrument: [D221363769](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TENSION INVESTMENTS LLC	1/31/2012	D212025273	0000000	0000000
EDWARDS ZUBIZARRETA PTNSHP	6/13/2008	D208234621	0000000	0000000
HUNSAKER LTD PRTNSHP 1 ETAL	9/15/1997	00129310000359	0012931	0000359
HUNSAKER ROGER C	3/24/1993	00110400000826	0011040	0000826
HUNSAKER P E MOKSZYCKI;HUNSAKER R C	1/1/1989	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	\$862,500	\$39,715	\$902,215	\$902,215
2024	\$780,350	\$39,715	\$820,065	\$820,065
2023	\$705,461	\$39,715	\$745,176	\$745,176
2022	\$536,469	\$39,715	\$576,184	\$576,184
2021	\$445,193	\$39,715	\$484,908	\$484,908
2020	\$445,193	\$39,715	\$484,908	\$484,908

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.