



Address: [6200 RIVERVIEW CIR](#)
City: FORT WORTH
Georeference: 34492H-3-17
Subdivision: RIVER BEND ESTATES
Neighborhood Code: 1H010A

Latitude: 32.7781146287
Longitude: -97.2247176285
TAD Map: 2084-404
MAPSCO: TAR-065R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIVER BEND ESTATES Block 3
Lot 17

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: 2000

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06380808

Site Name: RIVER BEND ESTATES-3-17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,522

Percent Complete: 100%

Land Sqft^{*}: 20,586

Land Acres^{*}: 0.4725

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:

PAYNE MICHELLE MCRAE

Primary Owner Address:

6200 RIVERVIEW CIR
FORT WORTH, TX 76112

Deed Date: 5/27/2022

Deed Volume:

Deed Page:

Instrument: [D222140062](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OFFERPAD SPE BORROWER A LLC	3/17/2022	D222079705		
FAULKNER JAMES AUGUST;FAULKNER SHANEN RENEE	4/13/2021	D221101586		
D'ONOFRIO MICHAEL;D'ONOFRIO PATRICIA	10/17/2017	D217280570		
SANCHEZ HENRY;SANCHEZ IRENE	6/5/2009	D209151383	0000000	0000000
GOODMAN CAROLYN	8/31/2000	00145080000195	0014508	0000195
FORT WORTH-RIVERBEND EST LC	2/9/1994	00114530001068	0011453	0001068
KIMBALL MYRON E JR	5/5/1993	00112280001463	0011228	0001463
RIVERBEND	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	\$576,281	\$110,586	\$686,867	\$686,867
2024	\$576,281	\$110,586	\$686,867	\$686,867
2023	\$538,830	\$110,586	\$649,416	\$649,416
2022	\$426,311	\$70,000	\$496,311	\$496,311
2021	\$387,721	\$70,000	\$457,721	\$457,721
2020	\$389,580	\$70,000	\$459,580	\$459,580

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.