



Address: [6708 CAMBRIAN WAY](#)
City: FORT WORTH
Georeference: 14566-C-18
Subdivision: FOSSIL PARK ADDITION
Neighborhood Code: 3K400C

Latitude: 32.8644309589
Longitude: -97.3065079552
TAD Map: 2054-432
MAPSCO: TAR-035U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FOSSIL PARK ADDITION Block
C Lot 18

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 1998

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06883451

Site Name: FOSSIL PARK ADDITION-C-18

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,057

Percent Complete: 100%

Land Sqft^{*}: 6,600

Land Acres^{*}: 0.1515

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:

VELASQUEZ KELLI E
VELASQUEZ KARISSIA L

Primary Owner Address:

6708 CAMBRIAN WAY
FORT WORTH, TX 76137

Deed Date: 3/23/2016

Deed Volume:

Deed Page:

Instrument: [D216062249](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
O'CONNOR BRIAN J;O'CONNOR KEITH P	3/25/2009	D209083171	0000000	0000000
POWERS LESLIE;POWERS RAYMOND D	6/11/2001	00149580000106	0014958	0000106
MEDLEY JAMES;MEDLEY MELINDA	7/15/1999	00139320000173	0013932	0000173
CONTINENTAL HOMES OF DALLAS	12/30/1997	00130450000296	0013045	0000296
FOSSIL PARK JV	1/1/1995	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	\$254,623	\$60,000	\$314,623	\$314,623
2024	\$254,623	\$60,000	\$314,623	\$314,623
2023	\$272,582	\$60,000	\$332,582	\$288,281
2022	\$208,367	\$60,000	\$268,367	\$262,074
2021	\$185,615	\$60,000	\$245,615	\$238,249
2020	\$156,843	\$60,000	\$216,843	\$216,590

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.