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Address: [6727 BLUFFVIEW DR](#)
City: FORT WORTH
Georeference: 20717-22-7
Subdivision: HULEN BEND ESTATES ADDITION
Neighborhood Code: 4S130G

Latitude: 32.6518792308
Longitude: -97.4111251654
TAD Map: 2024-356
MAPSCO: TAR-088Z



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

PROPERTY DATA

Legal Description: HULEN BEND ESTATES
ADDITION Block 22 Lot 7

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: 1996

Personal Property Account: N/A

Agent: OCONNOR & ASSOCIATES (00436)

Notice Sent Date: 4/15/2025

Notice Value: \$352,218

Protest Deadline Date: 5/24/2024

Site Number: 06889034

Site Name: HULEN BEND ESTATES ADDITION-22-7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,595

Percent Complete: 100%

Land Sqft^{*}: 8,053

Land Acres^{*}: 0.1848

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:

MCELWAIN SUSAN PIERCE

Primary Owner Address:

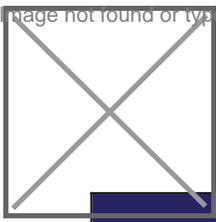
6727 BLUFFVIEW DR
FORT WORTH, TX 76132-3062

Deed Date: 7/17/2003

Deed Volume: 0017161

Deed Page: 0000151

Instrument: [D203331611](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCELWAIN JOHN R;MCELWAIN SUSAN	3/12/1997	00127000001259	0012700	0001259
KUPFERLE NICK H JR;KUPFERLE R A	9/13/1996	00125130000022	0012513	0000022
WEEKLEY HOMES INC	5/2/1996	00123580001985	0012358	0001985
LUMBERMENS INV CORP	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	\$266,996	\$50,000	\$316,996	\$316,996
2024	\$302,218	\$50,000	\$352,218	\$342,733
2023	\$324,000	\$50,000	\$374,000	\$311,575
2022	\$257,734	\$50,000	\$307,734	\$283,250
2021	\$207,500	\$50,000	\$257,500	\$257,500
2020	\$207,500	\$50,000	\$257,500	\$257,500

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.