



Address: [6941 SPRING VALLEY WAY](#)
City: FORT WORTH
Georeference: 20717-14-1
Subdivision: HULEN BEND ESTATES ADDITION
Neighborhood Code: 4S130G

Latitude: 32.6576478006
Longitude: -97.4149436187
TAD Map: 2024-360
MAPSCO: TAR-088Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HULEN BEND ESTATES
ADDITION Block 14 Lot 1

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: 1998

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$467,000

Protest Deadline Date: 5/24/2024

Site Number: 07084749

Site Name: HULEN BEND ESTATES ADDITION-14-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,788

Percent Complete: 100%

Land Sqft^{*}: 9,819

Land Acres^{*}: 0.2254

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

MICHAEL A & WHITNEY D BENSON REVOCABLE TRUST

Primary Owner Address:

6941 SPRING VALLEY WAY
FORT WORTH, TX 76132

Deed Date: 5/3/2024

Deed Volume:

Deed Page:

Instrument: [D224078223](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BENSON MICHAEL;BENSON WHITNEY	6/12/2020	D220139893		
WALKER JIMMY D;WALKER RHONDA B	6/23/2010	D210154475	0000000	0000000
VERT DEBORAH S;VERT PATRICK	8/14/1998	00133760000411	0013376	0000411
PERRY HOMES	3/30/1998	00131580000376	0013158	0000376
LUMBERMENS INVESTMENT CORP	1/1/1997	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	\$417,000	\$50,000	\$467,000	\$467,000
2024	\$417,000	\$50,000	\$467,000	\$467,000
2023	\$417,000	\$50,000	\$467,000	\$467,000
2022	\$390,000	\$50,000	\$440,000	\$431,376
2021	\$342,160	\$50,000	\$392,160	\$392,160
2020	\$315,119	\$50,000	\$365,119	\$349,027

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.