



Address: [6351 SEABROOK DR](#)
City: FORT WORTH
Georeference: 25610-25B-10R
Subdivision: MEADOWS WEST ADDITION
Neighborhood Code: 4R020H

Latitude: 32.6802043981
Longitude: -97.4235082993
TAD Map: 2018-368
MAPSCO: TAR-088K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MEADOWS WEST ADDITION
Block 25B Lot 10R

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: 1999

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$895,043

Protest Deadline Date: 5/24/2024

Site Number: 07255284

Site Name: MEADOWS WEST ADDITION-25B-10R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,560

Percent Complete: 100%

Land Sqft^{*}: 18,364

Land Acres^{*}: 0.4215

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:

LYNCH MICHAEL L
LYNCH STEPHANI

Primary Owner Address:

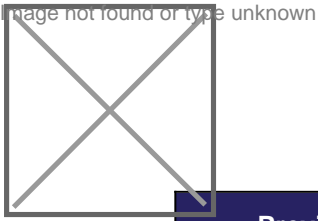
6351 SEABROOK DR
FORT WORTH, TX 76132-1151

Deed Date: 11/30/1998

Deed Volume: 0013897

Deed Page: 0000330

Instrument: 00138970000330



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BELLAIRE SOUTH DEV LTD	1/1/1998	000000000000000	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	\$785,043	\$110,000	\$895,043	\$793,542
2024	\$785,043	\$110,000	\$895,043	\$721,402
2023	\$759,052	\$110,000	\$869,052	\$655,820
2022	\$595,000	\$90,000	\$685,000	\$596,200
2021	\$452,000	\$90,000	\$542,000	\$542,000
2020	\$452,000	\$90,000	\$542,000	\$542,000

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.