



Address: [6409 RIVERWATER TR](#)
City: FORT WORTH
Georeference: 24813-36-14
Subdivision: MARINE CREEK HILLS ADDITION
Neighborhood Code: 2N050C

Latitude: 32.8552132462
Longitude: -97.3999562426
TAD Map: 2030-432
MAPSCO: TAR-033W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MARINE CREEK HILLS
ADDITION Block 36 Lot 14

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)

State Code: A

Year Built: 2000

Personal Property Account: N/A

Agent: GILL DENSON & COMPANY LLC (12107)

Protest Deadline Date: 7/12/2024

Site Number: 07523858

Site Name: MARINE CREEK HILLS ADDITION-36-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,461

Percent Complete: 100%

Land Sqft^{*}: 6,098

Land Acres^{*}: 0.1399

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:

7344 GROUP LLC

Primary Owner Address:

PO BOX 11508
FORT WORTH, TX 76110

Deed Date: 7/18/2017

Deed Volume:

Deed Page:

Instrument: [D217169351](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LLH TEXAS PROPERTIES LLC	5/3/2012	D212121482	0000000	0000000
DEUTSCHE BANK NATIONAL TR	4/3/2012	D212083678	0000000	0000000
WILHELM DIXON M;WILHELM JEREMY	7/17/2006	D206223134	0000000	0000000
WILLIAMS BYRD M;WILLIAMS LORI L	7/27/2000	00144490000085	0014449	0000085
CHOICE HOMES INC	5/2/2000	00143230000110	0014323	0000110
HAWKINS FAMILY J V	1/1/1999	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	\$178,000	\$60,000	\$238,000	\$238,000
2024	\$200,558	\$60,000	\$260,558	\$260,558
2023	\$212,500	\$35,000	\$247,500	\$247,500
2022	\$169,260	\$35,000	\$204,260	\$204,260
2021	\$156,000	\$35,000	\$191,000	\$191,000
2020	\$139,222	\$35,000	\$174,222	\$174,222

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.