



Address: [6374 RIVERWATER TR](#)
City: FORT WORTH
Georeference: 24813-38-17
Subdivision: MARINE CREEK HILLS ADDITION
Neighborhood Code: 2N050C

Latitude: 32.8542261708
Longitude: -97.399458764
TAD Map: 2030-428
MAPSCO: TAR-047A



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 38 Lot 17

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: None

Notice Sent Date: 4/15/2025

Notice Value: \$260,038

Protest Deadline Date: 5/24/2024

Site Number: 07524412

Site Name: MARINE CREEK HILLS ADDITION-38-17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,280

Percent Complete: 100%

Land Sqft^{*}: 5,663

Land Acres^{*}: 0.1300

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:

CASSADAY STEPHANIE

Primary Owner Address:

6374 RIVERWATER TR
FORT WORTH, TX 76179

Deed Date: 8/13/2019

Deed Volume:

Deed Page:

Instrument: [D219182226](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KAMMERER BARBARA;KAMMERER STANLEY	6/16/2009	D211176308	0000000	0000000
NICHOLSON ERIC ETAL	1/27/2003	00163980000212	0016398	0000212
SOUSA DOUGLAS A	11/22/2000	00146250000045	0014625	0000045
CHOICE HOMES INC	8/29/2000	00144960000291	0014496	0000291
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	\$200,038	\$60,000	\$260,038	\$260,038
2024	\$200,038	\$60,000	\$260,038	\$246,789
2023	\$234,515	\$35,000	\$269,515	\$224,354
2022	\$176,197	\$35,000	\$211,197	\$203,958
2021	\$150,416	\$35,000	\$185,416	\$185,416
2020	\$138,842	\$35,000	\$173,842	\$173,842

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.