



Address: [6449 REGINA DR](#)
City: FORT WORTH
Georeference: 307-5-12
Subdivision: ALEXANDRA MEADOWS
Neighborhood Code: 2N200E

Latitude: 32.8584854608
Longitude: -97.3288904885
TAD Map: 2048-432
MAPSCO: TAR-035W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ALEXANDRA MEADOWS Block
5 Lot 12

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: 2004

Personal Property Account: N/A

Agent: RYAN LLC (00672F)

Protest Deadline Date: 5/24/2024

Site Number: 40381498

Site Name: ALEXANDRA MEADOWS-5-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,346

Percent Complete: 100%

Land Sqft^{*}: 4,400

Land Acres^{*}: 0.1010

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:

SWH 2017-1 BORROWER LP

Primary Owner Address:

1717 MAIN ST STE 2000
DALLAS, TX 75201

Deed Date: 9/29/2017

Deed Volume:

Deed Page:

Instrument: [D217228638](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SWAY 2014-1 BORROWER LLC	12/19/2014	D214279028		
TARBERT LLC	2/3/2014	D214034142	0000000	0000000
SRP 643 SUB II LLC	1/1/2013	D213007775	0000000	0000000
MCMANUS BRIAN	1/30/2012	D212030327	0000000	0000000
DFW HOLDINGS LLC	3/7/2005	D205068822	0000000	0000000
MCMANUS BRIAN	10/28/2004	D204346845	0000000	0000000
DR HORTON TX LTD	1/1/2003	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	\$220,847	\$60,000	\$280,847	\$280,847
2024	\$220,847	\$60,000	\$280,847	\$280,847
2023	\$255,688	\$35,000	\$290,688	\$290,688
2022	\$198,702	\$35,000	\$233,702	\$233,702
2021	\$155,000	\$35,000	\$190,000	\$190,000
2020	\$142,260	\$35,000	\$177,260	\$177,260

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.