



Address: [6328 WATERHILL LN](#)
City: FORT WORTH
Georeference: 24813-53-18
Subdivision: MARINE CREEK HILLS ADDITION
Neighborhood Code: 2N050C

Latitude: 32.8525770483
Longitude: -97.3929099367
TAD Map: 2030-428
MAPSCO: TAR-047B



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 53 Lot 18

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: 2006

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$261,452

Protest Deadline Date: 5/24/2024

Site Number: 40539768

Site Name: MARINE CREEK HILLS ADDITION-53-18

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,586

Percent Complete: 100%

Land Sqft^{*}: 6,534

Land Acres^{*}: 0.1500

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:

QUIROZ DAVID

QUIROZ CINDY LUNA

Primary Owner Address:

6328 WATERHILL LN
FORT WORTH, TX 76179-4191

Deed Date: 12/31/2012

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213000193](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SECRETARY OF HUD	7/3/2012	D212256305	0000000	0000000
BANK OF AMERICA NA	6/5/2012	D212156745	0000000	0000000
PEREZ ELIAS;PEREZ MANUELITA	10/19/2007	D207381181	0000000	0000000
CHOICE HOMES INC	9/12/2006	D206287459	0000000	0000000
HAWKINS FAMILY JOINT VENTURE	1/1/2004	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	\$201,452	\$60,000	\$261,452	\$261,452
2024	\$201,452	\$60,000	\$261,452	\$251,681
2023	\$273,361	\$35,000	\$308,361	\$228,801
2022	\$202,494	\$35,000	\$237,494	\$208,001
2021	\$166,851	\$35,000	\$201,851	\$189,092
2020	\$136,902	\$35,000	\$171,902	\$171,902

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.