



Address: [6012 RICH ST](#)
City: FORT WORTH
Georeference: 45830-13-4
Subdivision: WEST HANDLEY ADDITION
Neighborhood Code: 1H040J

Latitude: 32.7371288523
Longitude: -97.227104322
TAD Map: 2084-388
MAPSCO: TAR-079H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WEST HANDLEY ADDITION
Block 13 Lot 4

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: 2004

Personal Property Account: N/A

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$290,556

Protest Deadline Date: 5/24/2024

Site Number: 40598195
Site Name: WEST HANDLEY ADDITION-13-4
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,697
Percent Complete: 100%
Land Sqft^{*}: 6,000
Land Acres^{*}: 0.1377
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:
ANDERSON DAMIAN
Primary Owner Address:
6012 RICH ST
FORT WORTH, TX 76112-6543

Deed Date: 7/8/2005
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D205207126](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HOMEcomings FINANCIAL NETWORK	11/2/2004	D204354319	0000000	0000000
SMALL LATASHA;SMALL MICHAEL	1/12/2004	D204130700	0000000	0000000
FREEZE STANTON A	7/11/2003	D204070717	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	\$272,556	\$18,000	\$290,556	\$178,620
2024	\$272,556	\$18,000	\$290,556	\$162,382
2023	\$230,137	\$18,000	\$248,137	\$147,620
2022	\$187,000	\$5,000	\$192,000	\$134,200
2021	\$117,000	\$5,000	\$122,000	\$122,000
2020	\$117,308	\$4,692	\$122,000	\$122,000

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.