



Address: [6916 CANYON RIM DR](#)
City: FORT WORTH
Georeference: 33437C-Z-15
Subdivision: RANCH AT EAGLE MOUNTAIN ADDN
Neighborhood Code: 2N010V

Latitude: 32.8655702827
Longitude: -97.4364185679
TAD Map: 2018-436
MAPSCO: TAR-032S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RANCH AT EAGLE MOUNTAIN
ADDN Block Z Lot 15

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)
State Code: A
Year Built: 2009
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 40626490
Site Name: RANCH AT EAGLE MOUNTAIN ADDN-Z-15
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,770
Percent Complete: 100%
Land Sqft^{*}: 5,450
Land Acres^{*}: 0.1251
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:
PARRISH ALEATHIA R
Primary Owner Address:
6916 CANYON RIM DR
FORT WORTH, TX 76179-2206
Deed Date: 4/27/2009
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D209115907](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LIBERTY FIRST LP	2/19/2009	D209052101	0000000	0000000
ESTATES OF EAGLE MOUNTAIN LTD	1/1/2004	0000000000000000	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	\$182,761	\$75,000	\$257,761	\$257,761
2024	\$234,920	\$75,000	\$309,920	\$309,920
2023	\$303,224	\$45,000	\$348,224	\$348,224
2022	\$224,009	\$45,000	\$269,009	\$269,009
2021	\$196,695	\$45,000	\$241,695	\$241,695
2020	\$171,155	\$45,000	\$216,155	\$216,155

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.