



Address: [6733 COOLWATER TR](#)
City: FORT WORTH
Georeference: 42439F-6-9
Subdivision: TRAILS OF MARINE CREEK, THE
Neighborhood Code: 2N040Q

Latitude: 32.8568347898
Longitude: -97.4250919109
TAD Map: 2018-432
MAPSCO: TAR-032X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRAILS OF MARINE CREEK,
THE Block 6 Lot 9

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: 2012

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$340,427

Protest Deadline Date: 5/24/2024

Site Number: 40696316

Site Name: TRAILS OF MARINE CREEK, THE-6-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,880

Percent Complete: 100%

Land Sqft^{*}: 5,503

Land Acres^{*}: 0.1263

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:

BEASLEY BRAD

Primary Owner Address:

6733 COOLWATER TRL
FORT WORTH, TX 76179

Deed Date: 8/19/2021

Deed Volume:

Deed Page:

Instrument: [D221240978](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JACOBSON AMIE M;JACOBSON RUSSELL E	7/2/2015	D215146996		
FORE BRIAN COE;FORE JULIE A	10/31/2012	D212276764	0000000	0000000
MHI PARTNERSHIP LTD	3/3/2012	D212053170	0000000	0000000
FMR LAND HOLDINGS LLC	3/2/2012	D212053169	0000000	0000000
BOAT CLUB RESIDENTIAL LTD	1/1/2005	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	\$270,427	\$70,000	\$340,427	\$340,427
2024	\$270,427	\$70,000	\$340,427	\$337,038
2023	\$293,054	\$40,000	\$333,054	\$306,398
2022	\$238,544	\$40,000	\$278,544	\$278,544
2021	\$201,867	\$40,000	\$241,867	\$232,485
2020	\$171,350	\$40,000	\$211,350	\$211,350

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)
- DISABLED VET 70 to 99 PCT 11.22

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.