



Address: [6301 SPRING RANCH DR](#)
City: FORT WORTH
Georeference: 40453L-13-14
Subdivision: STONE CREEK RANCH
Neighborhood Code: 2N040F

Latitude: 32.8482160843
Longitude: -97.4184887204
TAD Map: 2024-428
MAPSCO: TAR-046C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: STONE CREEK RANCH Block
13 Lot 14

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: 2005
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$365,888
Protest Deadline Date: 5/24/2024

Site Number: 40724255
Site Name: STONE CREEK RANCH-13-14
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,200
Percent Complete: 100%
Land Sqft^{*}: 7,405
Land Acres^{*}: 0.1699
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:
BRIJ AND NIDHI ANAND LIVING TRUST
VERMA RAJ KUMAR
ANAND MUNISH
Primary Owner Address:
25823 GREEN TERR
SAN ANTONIO, TX 78255

Deed Date: 3/27/2024
Deed Volume:
Deed Page:
Instrument: [D224125290](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ANAND BRIJ M;ANAND MUNISH;VERMA RAJ KUMAR	3/15/2017	D217058438		
IBARRA JUAN;IBARRA MARIA	3/10/2006	D206078907	0000000	0000000
GEHAN HOMES LTD	1/1/2005	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	\$300,888	\$65,000	\$365,888	\$365,888
2024	\$300,888	\$65,000	\$365,888	\$365,888
2023	\$350,676	\$45,000	\$395,676	\$395,676
2022	\$298,000	\$45,000	\$343,000	\$343,000
2021	\$222,052	\$45,000	\$267,052	\$267,052
2020	\$178,500	\$45,000	\$223,500	\$223,500

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.