



Address: [6052 TEXAS SHINER DR](#)
City: FORT WORTH
Georeference: 24819-G-4-70
Subdivision: MARINE CREEK RANCH ADDITION
Neighborhood Code: 2N040R

Latitude: 32.8452315764
Longitude: -97.412817935
TAD Map: 2024-428
MAPSCO: TAR-046H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MARINE CREEK RANCH
ADDITION Block G Lot 4

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: None

Notice Sent Date: 4/15/2025

Notice Value: \$307,465

Protest Deadline Date: 5/24/2024

Site Number: 40814203

Site Name: MARINE CREEK RANCH ADDITION-G-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,893

Percent Complete: 100%

Land Sqft^{*}: 6,970

Land Acres^{*}: 0.1600

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:

LERMA DIANE

Primary Owner Address:

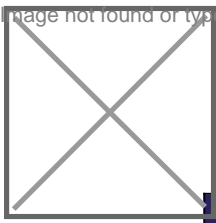
6052 TEXAS SHINER DR
FORT WORTH, TX 76179-7590

Deed Date: 3/15/2011

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D211065020](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
JFR-MH LP	6/22/2007	D207232936	0000000	0000000
MC VERT LP	12/2/2005	D205373793	0000000	0000000
LAKE HOLLOW CORP	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	\$237,465	\$70,000	\$307,465	\$307,465
2024	\$237,465	\$70,000	\$307,465	\$286,165
2023	\$285,545	\$50,000	\$335,545	\$260,150
2022	\$228,000	\$50,000	\$278,000	\$236,500
2021	\$165,000	\$50,000	\$215,000	\$215,000
2020	\$171,054	\$50,000	\$221,054	\$221,054

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)
- HOMESTEAD DISABLED PERSON 11.13 (c)

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.