



Address: [6037 MELANIE DR](#)
City: FORT WORTH
Georeference: 307B-22-5
Subdivision: ALEXANDRA MEADOWS SOUTH
Neighborhood Code: 2N200D

Latitude: 32.8530613953
Longitude: -97.3309510571
TAD Map: 2048-428
MAPSCO: TAR-049A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ALEXANDRA MEADOWS
SOUTH Block 22 Lot 5

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: \$278,468

Protest Deadline Date: 5/24/2024

Site Number: 40982904

Site Name: ALEXANDRA MEADOWS SOUTH-22-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,357

Percent Complete: 100%

Land Sqft^{*}: 4,400

Land Acres^{*}: 0.1010

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:

ESTRADA YANETH NAVARRO

Primary Owner Address:

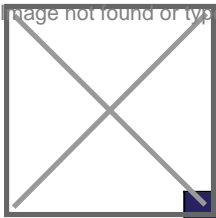
1316 SUNSET LN
BEDFORD, TX 76021

Deed Date: 8/17/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213245358](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
RICHARDSON YANETH M	7/7/2006	D206220712	0000000	0000000
DR HORTON - TEXAS LTD	1/1/2006	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	\$218,468	\$60,000	\$278,468	\$278,468
2024	\$218,468	\$60,000	\$278,468	\$254,753
2023	\$251,388	\$45,000	\$296,388	\$231,594
2022	\$186,207	\$45,000	\$231,207	\$210,540
2021	\$164,854	\$45,000	\$209,854	\$191,400
2020	\$129,000	\$45,000	\$174,000	\$174,000

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

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.