



Address: [6308 SPRING RANCH DR](#)
City: FORT WORTH
Georeference: 40453L-12-3
Subdivision: STONE CREEK RANCH
Neighborhood Code: 2N040F

Latitude: 32.8484768542
Longitude: -97.4179541763
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

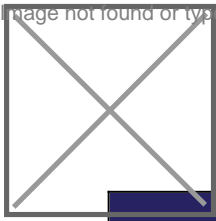
Legal Description: STONE CREEK RANCH Block
12 Lot 3
Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)
State Code: A
Year Built: 2009
Personal Property Account: N/A
Agent: TEXAS PROPERTY TAX REDUCTIONS LLC (00224)
Protest Deadline Date: 5/24/2024

Site Number: 41385594
Site Name: STONE CREEK RANCH-12-3
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,820
Percent Complete: 100%
Land Sqft^{*}: 5,576
Land Acres^{*}: 0.1280
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:
DUNN HASMIK
DUNN GREGORY
Primary Owner Address:
6308 SPRING RANCH DR
FORT WORTH, TX 76179
Deed Date: 6/5/2018
Deed Volume:
Deed Page:
Instrument: [D218126116](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR HOMES PHOENIX 2 LLC	4/4/2018	D218091549		
DAWSON KRISTI	3/10/2010	D210055503	0000000	0000000
GEHAN HOMES LTD	1/1/2008	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	\$203,935	\$65,000	\$268,935	\$268,935
2024	\$251,767	\$65,000	\$316,767	\$316,767
2023	\$312,135	\$45,000	\$357,135	\$317,020
2022	\$260,189	\$45,000	\$305,189	\$288,200
2021	\$217,000	\$45,000	\$262,000	\$262,000
2020	\$205,000	\$45,000	\$250,000	\$250,000

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

- HOMESTEAD GENERAL 11.13(b)

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.