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Address: [6117 FALLS LAKE RD](#)
City: FORT WORTH
Georeference: 24819-T-17
Subdivision: MARINE CREEK RANCH ADDITION
Neighborhood Code: 2N040P

Latitude: 32.8460295759
Longitude: -97.40309891
TAD Map: 2024-428
MAPSCO: TAR-047A



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

PROPERTY DATA

Legal Description: MARINE CREEK RANCH
ADDITION Block T Lot 17

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)

Site Number: 800005686
Site Name: MARINE CREEK RANCH ADDITION T 17
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,054
Percent Complete: 100%
Land Sqft^{*}: 7,405
Land Acres^{*}: 0.1700
Pool: N

State Code: A
Year Built: 2015
Personal Property Account: N/A
Agent: CHANDLER CROUCH (11730)
Notice Sent Date: 4/15/2025
Notice Value: \$410,244
Protest Deadline Date: 7/12/2024

+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

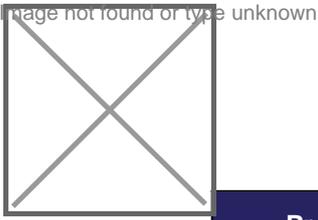
OWNER INFORMATION

Current Owner:

THOMAS CARL ANTHONY
ABSTON AMANDA M

Primary Owner Address:
6117 FALLS LAKE RD
FORT WORTH, TX 76179

Deed Date: 2/12/2016
Deed Volume:
Deed Page:
Instrument: [D216031225](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
FIRST TEXAS HOMES INC	8/1/2015	D215162134		

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	\$310,244	\$100,000	\$410,244	\$410,244
2024	\$310,244	\$100,000	\$410,244	\$399,300
2023	\$386,235	\$75,000	\$461,235	\$363,000
2022	\$321,250	\$75,000	\$396,250	\$330,000
2021	\$225,000	\$75,000	\$300,000	\$300,000
2020	\$222,000	\$75,000	\$297,000	\$297,000

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)
- 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.