

Tarrant Appraisal District

Property Information | PDF

Account Number: 42189282

MAPSCO: TAR-032U

Address: 6325 SEAGULL LN Latitude: 32.8665167472

 City: FORT WORTH
 Longitude: -97.4227096959

 Georeference: 44715K-5-1
 TAD Map: 2018-436

Subdivision: VILLAGES OF EAGLE MOUNTAIN THE

Neighborhood Code: 2N0103

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

PROPERTY DATA

Legal Description: VILLAGES OF EAGLE

MOUNTAIN THE Block 5 Lot 1

Jurisdictions:

CITY OF FORT WORTH (026)

TARRANT COUNTY (220)

Site Number: 800015514

TARRANT REGIONAL WATER DISTRICT (223) Site Name: VILLAGES OF EAGLE MOUNTAIN THE 5 1

TARRANT COUNTY HOSPITAL (224) Site Class: A1 - Residential - Single Family

TARRANT COUNTY COLLEGE (225) Parcels: 1

EAGLE MTN-SAGINAW ISD (918) Approximate Size⁺⁺⁺: 2,493
State Code: A Percent Complete: 100%

Year Built: 2017 Land Sqft*: 6,011

Personal Property Account: N/A Land Acres*: 0.1380

Agent: None Pool: N

Protest Deadline Date: 5/24/2024

+++ Rounded.

OWNER INFORMATION

Current Owner: Deed Date: 3/25/2022
NITCHER DAVIS
Deed Volume:

Primary Owner Address:
411 HARROLD ST #1484

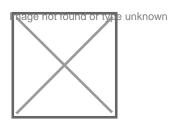
Deed Page:

FORT WORTH, TX 76107 Instrument: D2222079791

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KOVACH SHELLY M	9/19/2017	M217012049		
NORTH SHELLY M	9/6/2017	D217207090		

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



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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$297,719	\$65,000	\$362,719	\$362,719
2024	\$297,719	\$65,000	\$362,719	\$362,719
2023	\$352,656	\$45,000	\$397,656	\$397,656
2022	\$275,230	\$45,000	\$320,230	\$301,475
2021	\$229,068	\$45,000	\$274,068	\$274,068
2020	\$211,870	\$45,000	\$256,870	\$256,870

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.