



**Address:** [6309 BOLLARD DR](#)  
**City:** FORT WORTH  
**Georeference:** 23367-H-4  
**Subdivision:** LAKE VISTA RANCH  
**Neighborhood Code:** 2N010I

**Latitude:** 32.8704324706  
**Longitude:** -97.4213527821  
**TAD Map:** 2024-436  
**MAPSCO:** TAR-032U



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** LAKE VISTA RANCH Block H Lot 4

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 2018

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 800025493

**Site Name:** LAKE VISTA RANCH H 4

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,038

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,500

**Land Acres<sup>\*</sup>:** 0.1263

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

MANCILLA ANTHONY  
MANCILLA SUSHMITA

**Primary Owner Address:**

6309 BOLLARD DR  
FORT WORTH, TX 76179

**Deed Date:** 2/3/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223017738](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
STRONG CHRISTINE NOELANI;STRONG ZANE HALUALANI	9/28/2018	<a href="#">D218220594</a>		
HMH LIFESTYLES LP	4/10/2018	<a href="#">D218076396</a>		

## 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 <sup>+</sup>
2025	\$423,452	\$80,000	\$503,452	\$503,452
2024	\$423,452	\$80,000	\$503,452	\$503,452
2023	\$465,402	\$55,000	\$520,402	\$450,250
2022	\$356,021	\$55,000	\$411,021	\$409,318
2021	\$317,107	\$55,000	\$372,107	\$372,107
2020	\$288,484	\$55,000	\$343,484	\$343,484

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.