



**Address:** [6301 SCUD CT](#)  
**City:** FORT WORTH  
**Georeference:** 23367-T-16  
**Subdivision:** LAKE VISTA RANCH  
**Neighborhood Code:** 2N010I

**Latitude:** 32.8714849351  
**Longitude:** -97.4231744132  
**TAD Map:** 2018-436  
**MAPSCO:** TAR-032Q



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 T Lot 16

**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:** 2021

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800046531  
**Site Name:** LAKE VISTA RANCH T 16  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,992  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 9,245  
**Land Acres<sup>\*</sup>:** 0.2122  
**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:**

HARRISON SHELBI NICOLE  
HARRISON TYLER JORDAN

**Primary Owner Address:**

6301 SCUD CT  
FORT WORTH, TX 76179

**Deed Date:** 12/29/2021  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D222001174](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HMH LIFESTYLES LP	4/7/2021	<a href="#">D221095857</a>		
BNM LAKE VISTA DEVELOPMENT LP	8/2/2019	<a href="#">D218277047</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	\$327,178	\$80,000	\$407,178	\$407,178
2024	\$327,178	\$80,000	\$407,178	\$407,178
2023	\$359,347	\$55,000	\$414,347	\$379,404
2022	\$289,913	\$55,000	\$344,913	\$344,913
2021	\$0	\$38,500	\$38,500	\$38,500
2020	\$0	\$38,500	\$38,500	\$38,500

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.