



Address: [6108 COBBETTS POND LN](#)
City: FORT WORTH
Georeference: 24819-BB-10
Subdivision: MARINE CREEK RANCH ADDITION
Neighborhood Code: 2N040Y

Latitude: 32.848697816
Longitude: -97.4055304757
TAD Map: 2024-428
MAPSCO: TAR-047A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MARINE CREEK RANCH
ADDITION Block BB Lot 10

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: 2021
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 800052800
Site Name: MARINE CREEK RANCH ADDITION BB 10
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,066
Percent Complete: 100%
Land Sqft^{*}: 5,510
Land Acres^{*}: 0.1265
Pool: N

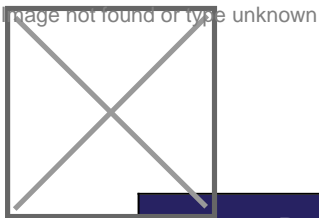
+++ Rounded.

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

OWNER INFORMATION

Current Owner:
PATTON ALLEN LEROY JR
PATTON COLLEEN SHANNON
Primary Owner Address:
6108 COBBETS POND LN
FORT WORTH, TX 76179

Deed Date: 5/9/2022
Deed Volume:
Deed Page:
Instrument: [D222122581](#)



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|------------------------------|-----------|----------------------------|-------------|-----------|
| DFH COVENTRY LLC | 10/1/2021 | D221288545 | | |
| MHI PARTNERSHIP LTD | 4/14/2021 | D221105380 | | |
| CRYSTAL LAKE DEVELOPMENT LLC | 8/2/2020 | D218222983 | | |

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 | \$289,653 | \$90,000 | \$379,653 | \$379,653 |
| 2024 | \$289,653 | \$90,000 | \$379,653 | \$379,653 |
| 2023 | \$335,859 | \$70,000 | \$405,859 | \$405,859 |
| 2022 | \$249,022 | \$70,000 | \$319,022 | \$319,022 |
| 2021 | \$0 | \$49,000 | \$49,000 | \$49,000 |
| 0 | \$0 | \$0 | \$0 | \$0 |

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.