



Address: [6316 OAKBEND CIR UNIT 6316](#)
City: FORT WORTH
Georeference: 30734C---09
Subdivision: OAKBEND CONDOS
Neighborhood Code: A4S010N

Latitude: 32.667778465
Longitude: -97.4266220825
TAD Map: 2018-364
MAPSCO: TAR-088T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: OAKBEND CONDOS Block
BLDG 7 Lot UNIT 6316 & 3.33% OF COMMON
AREA

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

Site Number: 800056701
Site Name: OAKBEND CONDOS Block BLDG 7 Lot UNIT 6316 & 3.3
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,999
Percent Complete: 100%
Land Sqft^{*}: 0
Land Acres^{*}: 0.0000
Pool: N

State Code: A
Year Built: 2021
Personal Property Account: N/A
Agent: None
Notice Sent Date: 5/1/2025
Notice Value: \$456,655
Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

WELLBAUM NICHOLAS ANDREW
HERTEL SKYLAR CAROLINE
Primary Owner Address:
6316 OAKBEND CIR UNIT 2
FORT WORTH, TX 76132

Deed Date: 11/18/2021
Deed Volume:
Deed Page:
Instrument: [D221338622](#)



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	\$376,655	\$80,000	\$456,655	\$456,655
2024	\$376,655	\$80,000	\$456,655	\$446,482
2023	\$388,237	\$80,000	\$468,237	\$405,893
2022	\$288,994	\$80,000	\$368,994	\$368,994
2021	\$0	\$56,000	\$56,000	\$56,000
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.