

## LOCATION

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**Address:** [6232 SPRING BUCK RUN](#)

**City:** FORT WORTH

**Georeference:** 3101B-4-19

**Subdivision:** BOSWELL RANCH

**Neighborhood Code:** 2N010F

**Latitude:** 32.8789096074

**Longitude:** -97.4186980144

**TAD Map:** 2024-440

**MAPSCO:** TAR-032Q



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** BOSWELL RANCH Block 4 Lot 19

**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:** 2007

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 41074718

**Site Name:** BOSWELL RANCH-4-19

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,781

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,991

**Land Acres<sup>\*</sup>:** 0.1375

**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

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**Current Owner:**

MARIN LEANDRO ZAMIR ESPINOZA  
BEJARANO LEANDRO R ESPINOZA

**Primary Owner Address:**

6232 SPRING BUCK RUN  
FORT WORTH, TX 76179

**Deed Date:** 9/19/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224170481](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SFR TEXAS ACQUISITIONS 2 LLC	3/30/2022	<a href="#">D222085648</a>		
PHOUTHONG BOBBY;SUN SHANA	7/14/2016	<a href="#">D216159518</a>		
WEATHERS FRED K	3/13/2007	<a href="#">D207093129</a>	0000000	0000000
CHELDAN HOMES LP	1/5/2006	<a href="#">D207007083</a>	0000000	0000000
SMRP LTD	1/1/2006	00000000000000	0000000	0000000

## 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	\$0	\$0	\$0	\$0
2024	\$224,000	\$65,000	\$289,000	\$289,000
2023	\$290,000	\$45,000	\$335,000	\$335,000
2022	\$203,806	\$45,000	\$248,806	\$228,241
2021	\$191,648	\$45,000	\$236,648	\$207,492
2020	\$143,629	\$45,000	\$188,629	\$188,629

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

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.