

LOCATION

Address: [6259 ELAND RUN](#)
City: FORT WORTH
Georeference: 3101B-3-3
Subdivision: BOSWELL RANCH
Neighborhood Code: 2N010F

Latitude: 32.8794877481
Longitude: -97.4203803521
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

Legal Description: BOSWELL RANCH Block 3 Lot 3

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: 2015

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 800001631

Site Name: BOSWELL RANCH Block 3 Lot 3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,423

Percent Complete: 100%

Land Sqft^{*}: 8,897

Land Acres^{*}: 0.2042

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:

DUTY MICHAEL J

DUTY NATALIE E

Primary Owner Address:

6259 ELAND RUN
FORT WORTH, TX 76179

Deed Date: 7/15/2021

Deed Volume:

Deed Page:

Instrument: [D221203855](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DUTY NATALIE E	7/14/2021	D221203855		
DUTY MICHAEL J	10/10/2019	231-662041-19		
DUTY JACQUELYNNE N;DUTY MICHAEL J	8/17/2015	D215186063		
D R HORTON TEXAS LTD	3/26/2015	D215061892		

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	\$0	\$0	\$0	\$0
2024	\$308,508	\$65,000	\$373,508	\$299,475
2023	\$354,525	\$45,000	\$399,525	\$272,250
2022	\$242,888	\$45,000	\$287,888	\$247,500
2021	\$180,000	\$45,000	\$225,000	\$225,000
2020	\$180,000	\$45,000	\$225,000	\$225,000

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)
- DISABLED VET 70 to 99 PCT 11.22
- DISABLED VET 100 PCT 11.131 - T&P

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.