

## LOCATION

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**Address:** [6243 FLOUR MILL RUN](#)  
**City:** FORT WORTH  
**Georeference:** 32486-11-12  
**Subdivision:** PIONEER POINT  
**Neighborhood Code:** 2N010E

**Latitude:** 32.8839645097  
**Longitude:** -97.4222631449  
**TAD Map:** 2018-440  
**MAPSCO:** TAR-032L



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:** PIONEER POINT Block 11 Lot 12

**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:** 2022

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800073495

**Site Name:** PIONEER POINT Block 11 Lot 12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,860

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,445

**Land Acres<sup>\*</sup>:** 0.1250

**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:**

PEREZ ALICANO ELSON YADIEL  
ALICANO DONES JOHANNA

**Primary Owner Address:**

6243 FLOUR MILL RUN  
FORT WORTH, TX 76179

**Deed Date:** 3/16/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223044529](#)

## VALUES

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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	\$277,030	\$65,000	\$342,030	\$342,030
2023	\$127,548	\$55,000	\$182,548	\$182,548
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

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- 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.