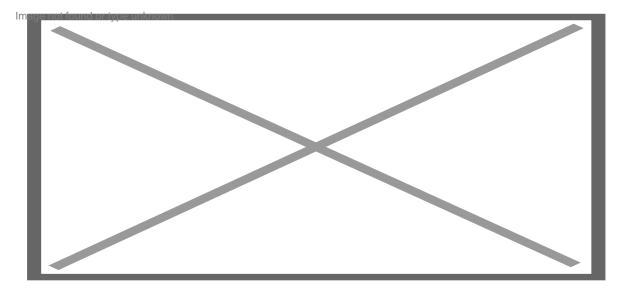


Tarrant Appraisal District Property Information | PDF Account Number: 00793124

Address: 7016 ECHO HILL DR

City: WATAUGA Georeference: 10840-10-5R Subdivision: ECHO HILLS ADDITION Neighborhood Code: Car Wash General Latitude: 32.8736009003 Longitude: -97.2495906291 TAD Map: 2072-436 MAPSCO: TAR-037P





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

PROPERTY DATA

Legal Description: ECHO HILLS ADDITION Block 10 Lot 5R

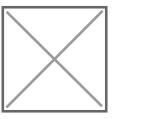
Jurisdictions:

CITY OF WATAUGA (031) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) BIRDVILLE ISD (902) State Code: F1 Year Built: 1987 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025

+++ Rounded.

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

Site Number: 80062067 Site Name: CAR WASH Site Class: CWSelfSvc - Car Wash-Self Service Parcels: 1 Primary Building Name: CAR WASH / 00793124 Primary Building Type: Commercial Gross Building Area⁺⁺⁺: 2,180 Net Leasable Area⁺⁺⁺: 0 Percent Complete: 100% Land Sqft^{*}: 26,768 Land Acres^{*}: 0.6145 Pool: N



Tarrant Appraisal District Property Information | PDF

OWNER INFORMATION

Current Owner:

MONTES HOLDING COMPANY LLC

Primary Owner Address:

117 LILYPAD BEND ARGYLE, TX 76226 Deed Date: 6/29/2022 Deed Volume: Deed Page: Instrument: D222176037

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARSTON MANAGMENT INC	10/8/2020	D220263797		
PATTERSON ADAM	10/15/2019	D219238879		
S & H CARWASH	10/27/2000	00146050000249	0014605	0000249
PARISH TERRY W	9/11/1992	00107770000941	0010777	0000941
FIRST CITY TEXAS	2/4/1992	00105270002372	0010527	0002372
WESTWIND VENTURES INC	7/27/1987	00090220001364	0009022	0001364
CAR WASH SYSTEMS OF TEXAS INC	5/20/1987	00089540001583	0008954	0001583
DELCO DEVELOPMENT CORP	3/10/1986	00084800000252	0008480	0000252
RILEY B E FURMAN; RILEY DALE	1/17/1984	00077190000293	0007719	0000293
ACO INC	12/31/1900	000000000000000000000000000000000000000	000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$160,599	\$142,138	\$302,737	\$302,737
2023	\$122,927	\$142,138	\$265,065	\$265,065
2022	\$108,783	\$142,138	\$250,921	\$250,921
2021	\$96,226	\$142,138	\$238,364	\$238,364
2020	\$96,304	\$142,138	\$238,442	\$238,442



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.