

Account Number: 00793515

LOCATION

Address: 6049 HERSCHEL DR

City: WATAUGA

**Georeference:** 10840-13-2

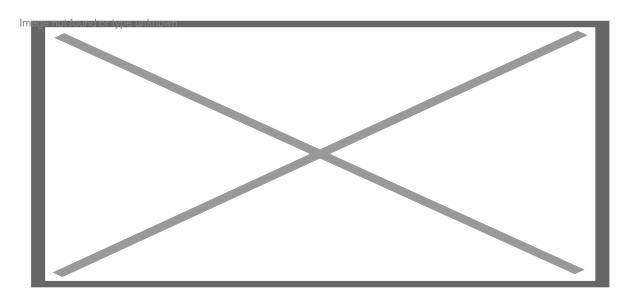
Subdivision: ECHO HILLS ADDITION

Neighborhood Code: 3M010M

**Latitude:** 32.8731552441 **Longitude:** -97.2503107113

**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

13 Lot 2

Jurisdictions:

CITY OF WATAUGA (031) TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

BIRDVILLE ISD (902)

State Code: A Year Built: 1973

Personal Property Account: N/A

Agent: None

+++ Rounded.

Protest Deadline Date: 5/15/2025

**Site Number:** 00793515

**Site Name:** ECHO HILLS ADDITION-13-2 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,138
Percent Complete: 100%

Land Sqft\*: 7,774 Land Acres\*: 0.1784

Pool: N

. . . .

## **OWNER INFORMATION**

03-31-2025 Page 1

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



YANG XANG YANG BAO LEE

**Primary Owner Address:** 6049 HERSCHEL DR FORT WORTH, TX 76148-2026

Deed Date: 1/9/1987 Deed Volume: 0008807 Deed Page: 0000549

Instrument: 00088070000549

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SECY OF HOUSING & URBAN DEV	5/28/1986	00085590000560	0008559	0000560
SOUTHEAST MORT CO	4/2/1986	00085030001984	0008503	0001984
GRAVER ED;GRAVER JUNE	3/22/1985	00081260000937	0008126	0000937
GEORGE CHERYL	3/5/1985	00081080000476	0008108	0000476
GEORGE CHERYL;GEORGE KEVIN W	2/22/1984	00077510002059	0007751	0002059
T W BARROW	12/31/1900	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$235,077	\$50,000	\$285,077	\$246,407
2023	\$226,225	\$50,000	\$276,225	\$224,006
2022	\$195,896	\$30,000	\$225,896	\$203,642
2021	\$169,100	\$30,000	\$199,100	\$185,129
2020	\$192,661	\$30,000	\$222,661	\$168,299

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

• HOMESTEAD GENERAL 11.13(b)

03-31-2025 Page 2

<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.



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.

03-31-2025 Page 3