

# Tarrant Appraisal District Property Information | PDF Account Number: 00793817

### Address: 6044 KARY LYNN DR

City: WATAUGA Georeference: 10840-16-4 Subdivision: ECHO HILLS ADDITION Neighborhood Code: 3K310K Latitude: 32.8751761726 Longitude: -97.2505041357 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 16 Lot 4

#### Jurisdictions:

CITY OF WATAUGA (031) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) KELLER ISD (907)

### State Code: A

Year Built: 1977

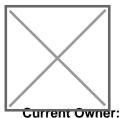
### Personal Property Account: N/A Agent: CBRE INC (12214) Protest Deadline Date: 5/15/2025

Site Number: 00793817 Site Name: ECHO HILLS ADDITION-16-4 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size+++: 1,703 Percent Complete: 100% Land Sqft\*: 7,245 Land Acres\*: 0.1663 Pool: N

#### +++ Rounded.

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

## **OWNER INFORMATION**



RESICAP TEXAS OWNER LLC

Primary Owner Address:

3630 PEACHTREE RD NE SUITE 1500 ATLANTA, GA 30326 Deed Date: 9/21/2021 Deed Volume: Deed Page: Instrument: D221276639

Previous Owners	Date	Instrument	Deed Volume	Deed Page
IVEY FRANK RUSSELL	2/8/2019	D219061328		
IVEY FRANK R;IVEY PATRICIA	12/31/1900	00063510000957	0006351	0000957

# 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	\$246,291	\$50,000	\$296,291	\$296,291
2023	\$251,473	\$50,000	\$301,473	\$301,473
2022	\$215,972	\$30,000	\$245,972	\$245,972
2021	\$184,940	\$30,000	\$214,940	\$167,413
2020	\$168,090	\$30,000	\$198,090	\$152,194

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.