



**Address:** [6024 KARY LYNN DR](#)  
**City:** WATAUGA  
**Georeference:** 10840-16-9  
**Subdivision:** ECHO HILLS ADDITION  
**Neighborhood Code:** 3K310K

**Latitude:** 32.8751883091  
**Longitude:** -97.2515824626  
**TAD Map:** 2072-436  
**MAPSCO:** TAR-037N



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

## PROPERTY DATA

**Legal Description:** ECHO HILLS ADDITION Block  
16 Lot 9

**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:** OWNWELL INC (12140)

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

**Site Number:** 00793876

**Site Name:** ECHO HILLS ADDITION-16-9

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,232

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,561

**Land Acres<sup>\*</sup>:** 0.1735

**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



**Current Owner:**  
MANNING C L B

**Primary Owner Address:**  
1220 G AIRPORT FWY # 555  
BEDFORD, TX 76022

**Deed Date:** 10/12/2005  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** 00000000000000

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MANNING C L B	9/30/2005	<a href="#">D205304542</a>	0000000	0000000
MANNING CATHY;MANNING JAMES A	10/10/1997	00129410000297	0012941	0000297
NEWMAN ANTHONY	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. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$189,000	\$50,000	\$239,000	\$239,000
2023	\$202,389	\$50,000	\$252,389	\$252,389
2022	\$175,220	\$30,000	\$205,220	\$205,220
2021	\$133,000	\$30,000	\$163,000	\$163,000
2020	\$133,000	\$30,000	\$163,000	\$163,000

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

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.