

Property Information | PDF

Account Number: 03019810

Address: 6281 DOUGLAS DR

City: WATAUGA

**Georeference:** 40796-2-42

Subdivision: SUNNYBROOK ADDITION-WATAUGA

Neighborhood Code: 3M110G

**Latitude:** 32.8601335966 **Longitude:** -97.2450667976

**TAD Map:** 2078-432 **MAPSCO:** TAR-037X





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

## PROPERTY DATA

Legal Description: SUNNYBROOK ADDITION-

WATAUGA Block 2 Lot 42

Jurisdictions:

CITY OF WATAUGA (031) TARRANT COUNTY (220)

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

BIRDVILLE ISD (902)

State Code: A Year Built: 1979

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 03019810

Site Name: SUNNYBROOK ADDITION-WATAUGA-2-42

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,250
Percent Complete: 100%

Land Sqft\*: 6,463 Land Acres\*: 0.1483

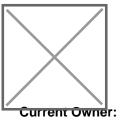
Pool: N

+++ Rounded.

## **OWNER INFORMATION**

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



**TORRES HUGO** 

**Primary Owner Address:** 6281 DOUGLAS DR WATAUGA, TX 76148-3216 **Deed Date: 6/16/2009** Deed Volume: 0000000 **Deed Page: 0000000** Instrument: D209165677

Previous Owners	Date	Instrument	Deed Volume	Deed Page
EDWARDS LEONA KAY;EDWARDS SHAWN	2/16/1998	00131150000488	0013115	0000488
NGUYEN KHANH N;NGUYEN NGOC S	6/28/1992	00106820000851	0010682	0000851
WALLEY SHARRON GALE	3/9/1990	00098850000413	0009885	0000413
WALLEY GALE; WALLEY PAUL	12/5/1983	00076820002079	0007682	0002079
COO JAMES ETAL	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*
2025	\$0	\$0	\$0	\$0
2024	\$213,191	\$50,000	\$263,191	\$220,209
2023	\$213,413	\$50,000	\$263,413	\$200,190
2022	\$185,895	\$25,000	\$210,895	\$181,991
2021	\$160,346	\$25,000	\$185,346	\$165,446
2020	\$145,945	\$25,000	\$170,945	\$150,405

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

## **EXEMPTIONS / SPECIAL APPRAISAL**

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.

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