



Address: [6540 OLD MILL CIR](#)
City: WATAUGA
Georeference: 40796-24-31
Subdivision: SUNNYBROOK ADDITION-WATAUGA
Neighborhood Code: 3M110G

Latitude: 32.8539572788
Longitude: -97.2396480824
TAD Map: 2078-428
MAPSCO: TAR-051C



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

PROPERTY DATA

Legal Description: SUNNYBROOK ADDITION-WATAUGA Block 24 Lot 31

Jurisdictions:

- CITY OF WATAUGA (031)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- BIRDVILLE ISD (902)

State Code: A

Year Built: 1983

Personal Property Account: N/A

Agent: TAX RECOURSE LLC (00984)

Protest Deadline Date: 5/15/2025

Site Number: 03026485

Site Name: SUNNYBROOK ADDITION-WATAUGA-24-31

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,380

Percent Complete: 100%

Land Sqft^{*}: 6,053

Land Acres^{*}: 0.1389

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION



Current Owner:

BAF ASSETS 6 LLC

Primary Owner Address:

5001 PLAZA ON THE LAKE STE 200
AUSTIN, TX 78746

Deed Date: 3/8/2023

Deed Volume:

Deed Page:

Instrument: [D223040845](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BAF 3 LLC	3/23/2022	D222063162		
WONG DUSTIN	11/9/2021	D221332850		
HEB HOMES LLC	11/9/2021	D221331918		
CHAPLIN RICKEY LEE	5/15/2002	00156920000224	0015692	0000224
BRASWELL ROBERT;BRASWELL VIRGINIA	11/2/1990	00100930000794	0010093	0000794
SECRETARY OF H U D	7/5/1990	00099950000498	0009995	0000498
MORTGAGE & TRUST INC	7/3/1990	00099710001502	0009971	0001502
QUESINBERRY JAMES;QUESINBERRY TANYA	8/18/1983	00075900001890	0007590	0001890
B E BUILDERS & LAND DEV INC	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	\$218,000	\$50,000	\$268,000	\$268,000
2023	\$219,000	\$50,000	\$269,000	\$269,000
2022	\$202,905	\$25,000	\$227,905	\$227,905
2021	\$174,785	\$25,000	\$199,785	\$199,785
2020	\$158,918	\$25,000	\$183,918	\$168,490

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.