



Address: [6625 CHARMAINE DR](#)
City: WATAUGA
Georeference: 1190-12-27
Subdivision: ASTOR HEIGHTS ADDITION
Neighborhood Code: 3M010I

Latitude: 32.8674973513
Longitude: -97.2445964843
TAD Map: 2078-436
MAPSCO: TAR-037T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ASTOR HEIGHTS ADDITION
Block 12 Lot 27

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

State Code: A
Year Built: 1971
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$209,171
Protest Deadline Date: 5/24/2024

Site Number: 00094609
Site Name: ASTOR HEIGHTS ADDITION-12-27
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,285
Percent Complete: 100%
Land Sqft^{*}: 12,120
Land Acres^{*}: 0.2782
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:
RYAN DONNA C
Primary Owner Address:
6625 CHARMAINE DR
FORT WORTH, TX 76148-2822

Deed Date: 1/1/2021
Deed Volume:
Deed Page:
Instrument: HEIR00094609

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LAMBERT CHARLES W EST	12/31/1900	0000000000000000	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	\$166,671	\$42,500	\$209,171	\$209,171
2024	\$166,671	\$42,500	\$209,171	\$192,075
2023	\$155,507	\$42,500	\$198,007	\$174,614
2022	\$147,233	\$21,250	\$168,483	\$158,740
2021	\$123,059	\$21,250	\$144,309	\$144,309
2020	\$139,786	\$21,250	\$161,036	\$141,403

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

- 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.