

Property Information | PDF

Account Number: 00094609

Address: 6625 CHARMAINE DR

City: WATAUGA

Georeference: 1190-12-27

Subdivision: ASTOR HEIGHTS ADDITION

Neighborhood Code: 3M010I

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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

Latitude: 32.8674973513 **Longitude:** -97.2445964843

TAD Map: 2078-436

MAPSCO: TAR-037T



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.

OWNER INFORMATION

FORT WORTH, TX 76148-2822

Current Owner:

RYAN DONNA C

Primary Owner Address:

Deed Date: 1/1/2021

Deed Volume:

Deed Page:

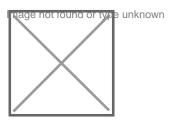
6625 CHARMAINE DR

FORT WORTH, TX 70449, 2002

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LAMBERT CHARLES W EST	12/31/1900	00000000000000	0000000	0000000

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



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.

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