



Address: [6117 BIRCHHILL RD](#)
City: WATAUGA
Georeference: 10840-28-49
Subdivision: ECHO HILLS ADDITION
Neighborhood Code: 3K310K

Latitude: 32.8792484215
Longitude: -97.2486740174
TAD Map: 2072-440
MAPSCO: TAR-037P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ECHO HILLS ADDITION Block
28 Lot 49

Jurisdictions:

CITY OF WATAUGA (031)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 1985

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$262,007

Protest Deadline Date: 5/24/2024

Site Number: 00796867

Site Name: ECHO HILLS ADDITION-28-49

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,400

Percent Complete: 100%

Land Sqft^{*}: 16,548

Land Acres^{*}: 0.3798

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:

LEWIS BRANDI
LEWIS FELTON

Primary Owner Address:

6117 BIRCHILL RD
WATAUGA, TX 76148-1666

Deed Date: 10/26/2005

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D205322337](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KOOPS CHARLES;KOOPS KAREN	4/28/2000	00143250000267	0014325	0000267
BRETON FRANK J;BRETON LEE A	6/26/1995	00120220000395	0012022	0000395
MRKACEK MARY I;MRKACEK THOMAS J	3/10/1992	00105670002158	0010567	0002158
FEDERAL NATIONAL MTG ASSN	12/3/1991	00014760000318	0001476	0000318
HUTTON CHARLOTTE;HUTTON KIM	10/19/1984	00079840001133	0007984	0001133
OREIN BROWNING	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	\$212,007	\$50,000	\$262,007	\$251,332
2024	\$212,007	\$50,000	\$262,007	\$228,484
2023	\$232,969	\$50,000	\$282,969	\$207,713
2022	\$201,421	\$30,000	\$231,421	\$188,830
2021	\$173,873	\$30,000	\$203,873	\$171,664
2020	\$158,927	\$30,000	\$188,927	\$156,058

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.