



**Address:** [5633 BONNIE DR](#)  
**City:** WATAUGA  
**Georeference:** 37570-3-20  
**Subdivision:** SCHELLINGER, I J SUBDIVISION  
**Neighborhood Code:** 3M010F

**Latitude:** 32.8619874744  
**Longitude:** -97.2617064114  
**TAD Map:** 2072-432  
**MAPSCO:** TAR-036Z



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SCHELLINGER, I J  
SUBDIVISION Block 3 Lot 20

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1952

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 02688344

**Site Name:** SCHELLINGER, I J SUBDIVISION-3-20

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,653

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 13,176

**Land Acres<sup>\*</sup>:** 0.3024

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

MUI CHAN REVOCABLE LIVING TRUST

**Primary Owner Address:**

7128 RUTH ST  
FORT WORTH, TX 76112

**Deed Date:** 3/14/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219050173](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHAN MUI	5/21/2012	<a href="#">D212135820</a>	0000000	0000000
BANK OF NEW YORK MELLON TR CO	4/23/2012	<a href="#">D212100426</a>	0000000	0000000
CHILDRESS HAROLD DEAN	11/22/2004	<a href="#">D204373337</a>	0000000	0000000
JONES FARRIS E 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 <sup>+</sup>
2025	\$204,028	\$45,000	\$249,028	\$249,028
2024	\$204,028	\$45,000	\$249,028	\$249,028
2023	\$224,696	\$45,000	\$269,696	\$269,696
2022	\$191,374	\$25,000	\$216,374	\$216,374
2021	\$127,293	\$25,000	\$152,293	\$152,293
2020	\$102,178	\$25,000	\$127,178	\$127,178

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.