



Address: [6313 WATAUGA RD](#)
City: WATAUGA
Georeference: 38650-19-18
Subdivision: SINGING HILLS ADDITION
Neighborhood Code: 3M010T

Latitude: 32.860728827
Longitude: -97.2451640304
TAD Map: 2078-432
MAPSCO: TAR-037X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SINGING HILLS ADDITION
Block 19 Lot 18

Jurisdictions:

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

State Code: A

Year Built: 1966

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$150,000

Protest Deadline Date: 5/24/2024

Site Number: 02768771

Site Name: SINGING HILLS ADDITION-19-18

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 984

Percent Complete: 100%

Land Sqft^{*}: 8,700

Land Acres^{*}: 0.1997

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:

WARRIOR ACQUISITIONS LLC

Primary Owner Address:

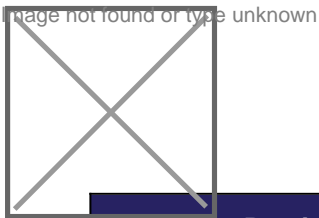
5361 GRENADA DR
FORT WORTH, TX 76119

Deed Date: 10/30/2024

Deed Volume:

Deed Page:

Instrument: [D224199368](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HEB HOMES LLC	10/29/2024	D224197051		
R GUY PROPERTY MANAGEMENT INC	7/21/2014	D214178194		
RUSSELL ASSET SERVICES LLC	10/1/2012	D212242976	0000000	0000000
KARASHIN HOLDINGS LLC	12/14/2011	D212004298	0000000	0000000
RUSSELL ASSET SERVICES LLC	8/25/2008	D208334847	0000000	0000000
GILL DAVID	8/21/2008	D208334847	0000000	0000000
MAAN PREM SINGH	10/28/2005	D205325628	0000000	0000000
LENZ TED	10/8/1998	00134620000544	0013462	0000544
PRICE L BERNICE	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	\$76,000	\$45,000	\$121,000	\$121,000
2024	\$105,000	\$45,000	\$150,000	\$150,000
2023	\$93,380	\$45,000	\$138,380	\$138,380
2022	\$108,815	\$25,000	\$133,815	\$133,815
2021	\$75,830	\$25,000	\$100,830	\$100,830
2020	\$101,714	\$25,000	\$126,714	\$126,714

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.