



Address: [6404 GRASSHOPPER DR](#)
City: WATAUGA
Georeference: 40796-23-31
Subdivision: SUNNYBROOK ADDITION-WATAUGA
Neighborhood Code: 3M110G

Latitude: 32.8540315849
Longitude: -97.2451601742
TAD Map: 2078-428
MAPSCO: TAR-051B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUNNYBROOK ADDITION-
WATAUGA Block 23 Lot 31

Jurisdictions:

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

State Code: A

Year Built: 1982

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$258,000

Protest Deadline Date: 5/24/2024

Site Number: 03026167

Site Name: SUNNYBROOK ADDITION-WATAUGA-23-31

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,206

Percent Complete: 100%

Land Sqft^{*}: 6,042

Land Acres^{*}: 0.1387

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:

SNYDER BRENTLEIGH K
SNYDER JOSEPH

Primary Owner Address:

6404 GRASSHOPPER DR
WATAUGA, TX 76148

Deed Date: 1/16/2020

Deed Volume:

Deed Page:

Instrument: [D220012090](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OFFERPAD (SPVBORROWER1) LLC	10/30/2019	D219249576		
STITH CATHERINE;STITH TRENT E	10/23/2002	00160890000193	0016089	0000193
STEAKLEY JOE;STEAKLEY SUSAN	2/4/1987	00088310000333	0008831	0000333
JULIAN CHARLES;JULIAN DONNA	4/14/1983	00074770000232	0007477	0000232
B E BUILDERS & LAND DEV INC	3/1/1983	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	\$185,000	\$50,000	\$235,000	\$235,000
2024	\$208,000	\$50,000	\$258,000	\$246,835
2023	\$200,000	\$50,000	\$250,000	\$224,395
2022	\$186,006	\$25,000	\$211,006	\$203,995
2021	\$160,450	\$25,000	\$185,450	\$185,450
2020	\$146,038	\$25,000	\$171,038	\$171,038

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.