



**Address:** [6416 OLD MILL CIR](#)  
**City:** WATAUGA  
**Georeference:** 40796-24-59  
**Subdivision:** SUNNYBROOK ADDITION-WATAUGA  
**Neighborhood Code:** 3M110G

**Latitude:** 32.8533402738  
**Longitude:** -97.2447293698  
**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 24 Lot 59

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1983

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$272,218

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

**Site Number:** 03026795

**Site Name:** SUNNYBROOK ADDITION-WATAUGA-24-59

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,268

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,399

**Land Acres<sup>\*</sup>:** 0.1469

**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:**

LESCOAT JEAN PAUL

**Primary Owner Address:**

6416 OLD MILL CIR  
WATAUGA, TX 76148-3637

**Deed Date:** 6/17/2010

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D210148932](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DOHERTY JAMES P III;DOHERTY T A	8/11/2005	<a href="#">D205247247</a>	0000000	0000000
BLACKMON BRE;BLACKMON CLINTON H	8/31/2000	00145080000125	0014508	0000125
ASSOCIATES RELOCATION MGMT CO	7/7/2000	00145080000124	0014508	0000124
MOOMAND A RAHMAN;MOOMAND ANGELA	4/20/1988	00092500001885	0009250	0001885
HEALD LARRY E;HEALD MARY L	11/1/1984	00079980000224	0007998	0000224
FOUR-R INC	12/31/1900	000000000000000	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	\$222,218	\$50,000	\$272,218	\$239,966
2024	\$222,218	\$50,000	\$272,218	\$218,151
2023	\$222,381	\$50,000	\$272,381	\$198,319
2022	\$193,567	\$25,000	\$218,567	\$180,290
2021	\$166,825	\$25,000	\$191,825	\$163,900
2020	\$124,000	\$25,000	\$149,000	\$149,000

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.