



**Address:** [7309 AMBER DR](#)  
**City:** WATAUGA  
**Georeference:** 525-2-3  
**Subdivision:** AMBER GLEN ADDITION  
**Neighborhood Code:** 3K310D

**Latitude:** 32.8767383311  
**Longitude:** -97.2557609829  
**TAD Map:** 2072-440  
**MAPSCO:** TAR-037N



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** AMBER GLEN ADDITION Block  
2 Lot 3

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1994

**Personal Property Account:** N/A

**Agent:** OOWNWELL INC (12140)

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

**Site Number:** 05008123

**Site Name:** AMBER GLEN ADDITION-2-3

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,523

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,111

**Land Acres<sup>\*</sup>:** 0.1402

**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:**

TRICON SFR 2023-2 BORROWER LLC

**Primary Owner Address:**

15771 RED HILL AVE  
TUSTIN, CA 92780

**Deed Date:** 11/29/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223213477](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TAH 2017-1 BORROWER LLC	8/23/2017	<a href="#">D217196853</a>		
SBY 2014-1 BORROWER LLC	8/12/2014	<a href="#">D214178764</a>		
2012-C PROPERTY HOLDINGS LLC	4/25/2013	<a href="#">D213108070</a>	0000000	0000000
PILLAI BAIJU G	8/25/2003	<a href="#">D203328152</a>	0017150	0000152
GILBERT DEANNA L	8/12/1999	00139630000546	0013963	0000546
WEYL GEORGE R JR;WEYL LORI A	2/20/1998	00130940000223	0013094	0000223
FLEET MORTGAGE CO	9/2/1997	00129060000531	0012906	0000531
SCHNEIDER MICHELLE;SCHNEIDER STEPHEN	4/25/1994	00115720001408	0011572	0001408
ESTILL CONST CO INC	7/9/1993	00111480002319	0011148	0002319
AMBER GLEN JV	5/28/1992	00106530000281	0010653	0000281
DEPOSIT GUARANTY BANK	9/1/1988	00000000000000	0000000	0000000
PIONEER NATIONAL BANK	6/2/1987	00089640000942	0008964	0000942
MOORE HUGH TR	1/11/1984	00077130000062	0007713	0000062

## 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	\$182,046	\$55,000	\$237,046	\$237,046
2024	\$218,000	\$55,000	\$273,000	\$273,000
2023	\$229,128	\$55,000	\$284,128	\$284,128
2022	\$225,551	\$35,000	\$260,551	\$260,551
2021	\$186,571	\$35,000	\$221,571	\$221,571
2020	\$163,615	\$35,000	\$198,615	\$198,615

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

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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.