



**Address:** [6004 BIRCHHILL RD](#)  
**City:** WATAUGA  
**Georeference:** 10840-27-14  
**Subdivision:** ECHO HILLS ADDITION  
**Neighborhood Code:** 3K310K

**Latitude:** 32.8787817116  
**Longitude:** -97.2525742241  
**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:** ECHO HILLS ADDITION Block  
27 Lot 14

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1985

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$294,878

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

**Site Number:** 05041112

**Site Name:** ECHO HILLS ADDITION-27-14

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,411

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,081

**Land Acres<sup>\*</sup>:** 0.1396

**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:**

CURTIS DWAIN  
CURTIS TERESA

**Primary Owner Address:**

6004 BIRCHILL RD  
WATAUGA, TX 76148-1663

**Deed Date:** 7/23/2007

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D207257132](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ELIZONDO HECTOR J;ELIZONDO NORMA	4/22/1996	00123430001175	0012343	0001175
SUGARMAN RANDY B	9/26/1990	00100550000076	0010055	0000076
SECRETARY OF HUD	12/21/1989	00098340002374	0009834	0002374
FRANCE GARY W;FRANCE REBECCA J	1/27/1986	00084380001202	0008438	0001202
WILLIAMS DONNA;WILLIAMS FORREST PARS	10/4/1985	00083300000617	0008330	0000617
STEVE SIMPSON BLDRS INC	10/11/1984	00079760001293	0007976	0001293
MCBEE MEARL	3/15/1984	00077700000500	0007770	0000500
OREEN BROWNING HOMES	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 <sup>+</sup>
2025	\$244,878	\$50,000	\$294,878	\$252,628
2024	\$244,878	\$50,000	\$294,878	\$229,662
2023	\$234,063	\$50,000	\$284,063	\$208,784
2022	\$202,361	\$30,000	\$232,361	\$189,804
2021	\$174,676	\$30,000	\$204,676	\$172,549
2020	\$159,657	\$30,000	\$189,657	\$156,863

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.