



Address: [7504 MAPLEHILL RD](#)
City: WATAUGA
Georeference: 10840-30-21
Subdivision: ECHO HILLS ADDITION
Neighborhood Code: 3K310K

Latitude: 32.879358698
Longitude: -97.2513958588
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
30 Lot 21

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

Protest Deadline Date: 5/24/2024

Site Number: 05041260

Site Name: ECHO HILLS ADDITION-30-21

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,700

Percent Complete: 100%

Land Sqft^{*}: 7,635

Land Acres^{*}: 0.1752

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:

MONTEJANO KAREN
VILAYLEUTH RATANAPHONE MAXINE

Primary Owner Address:

7504 MAPLEHILL RD
WATAUGA, TX 76148

Deed Date: 11/6/2023

Deed Volume:

Deed Page:

Instrument: [D223200696](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GIOVANNETTI;GIOVANNETTI ALESSANDRO	10/31/2012	D212270664	0000000	0000000
FEDERAL NATIONA MORTGAGE ASSOC	4/10/2012	D212097189	0000000	0000000
PNC BANK	4/3/2012	D212085695	0000000	0000000
WILLIAMS JANELL R	5/31/2007	D207189961	0000000	0000000
SECRETARY OF HUD	11/14/2006	D207047912	0000000	0000000
CITIMORTGAGE INC	11/7/2006	D206360142	0000000	0000000
VARGAS LORANDA;VARGAS RICKY	7/17/2002	00158310000420	0015831	0000420
COMTPON CLARK M;COMTPON MARY F	4/28/1986	00085270002207	0008527	0002207
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 ⁺
2025	\$290,852	\$50,000	\$340,852	\$340,852
2024	\$290,852	\$50,000	\$340,852	\$340,852
2023	\$250,061	\$50,000	\$300,061	\$300,061
2022	\$224,927	\$30,000	\$254,927	\$254,927
2021	\$161,816	\$30,000	\$191,816	\$191,816
2020	\$161,816	\$30,000	\$191,816	\$191,816

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.