



Address: [6209 NORTH PARK DR](#)
City: WATAUGA
Georeference: 33224-2-3
Subdivision: QUAIL MEADOWS ESTATES
Neighborhood Code: 3K310B

Latitude: 32.88531848
Longitude: -97.2542562711
TAD Map: 2072-440
MAPSCO: TAR-037J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: QUAIL MEADOWS ESTATES
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: 1987

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$301,591

Protest Deadline Date: 5/15/2025

Site Number: 05199654

Site Name: QUAIL MEADOWS ESTATES-2-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,634

Percent Complete: 100%

Land Sqft^{*}: 7,599

Land Acres^{*}: 0.1744

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:

DUNCAN MARILYN K

Primary Owner Address:

6209 N PARK DR
WATAUGA, TX 76148-1323

Deed Date: 10/25/1990

Deed Volume: 0010083

Deed Page: 0001193

Instrument: 00100830001193

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SECRETARY OF HUD	4/4/1990	00099050000714	0009905	0000714
CHARLES F CURRY CO	4/3/1990	00098870002037	0009887	0002037
JONES ALLAN W;JONES SYLVIA N	9/21/1987	00090790000406	0009079	0000406
ALAMO CUSTOM BUILDERS INC	2/12/1986	00084560000167	0008456	0000167
TRI-CITY BUILDINGS INC	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	\$251,591	\$50,000	\$301,591	\$273,098
2024	\$251,591	\$50,000	\$301,591	\$248,271
2023	\$271,161	\$50,000	\$321,161	\$225,701
2022	\$241,651	\$30,000	\$271,651	\$205,183
2021	\$199,014	\$30,000	\$229,014	\$186,530
2020	\$158,668	\$30,000	\$188,668	\$169,573

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.