



Address: [7913 PRAIRIE DR](#)
City: WATAUGA
Georeference: 33224-2-19
Subdivision: QUAIL MEADOWS ESTATES
Neighborhood Code: 3K310B

Latitude: 32.8871584926
Longitude: -97.2545664167
TAD Map: 2072-444
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 19

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: OOWNWELL INC (12140)

Protest Deadline Date: 5/24/2024

Site Number: 05199824

Site Name: QUAIL MEADOWS ESTATES-2-19

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,507

Percent Complete: 100%

Land Sqft^{*}: 9,543

Land Acres^{*}: 0.2190

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:

YANG FAN

Primary Owner Address:

2205 LAKEWAY DR
KELLER, TX 76248

Deed Date: 10/12/2021

Deed Volume:

Deed Page:

Instrument: [D221300066](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
IMTIAZJAN K;IMTIAZJAN MUHAMMAD	4/30/2010	D210106777	0000000	0000000
7913 BROWN TRUST	2/3/2010	D210100666	0000000	0000000
BROWN DONALD N	4/13/1994	00115540002384	0011554	0002384
HUTCHENS SANDRA M	6/5/1987	00089730001447	0008973	0001447
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	\$206,910	\$50,000	\$256,910	\$256,910
2024	\$237,739	\$50,000	\$287,739	\$287,739
2023	\$240,000	\$50,000	\$290,000	\$290,000
2022	\$232,000	\$30,000	\$262,000	\$262,000
2021	\$191,465	\$30,000	\$221,465	\$221,465
2020	\$149,048	\$30,000	\$179,048	\$169,909

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

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.