



Address: [7213 MEADOWBROOK DR](#)
City: WATAUGA
Georeference: 3602-5-16R
Subdivision: BRISTOL SQUARE
Neighborhood Code: 3K310E

Latitude: 32.8760137667
Longitude: -97.2455759314
TAD Map: 2078-436
MAPSCO: TAR-037P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BRISTOL SQUARE Block 5 Lot 16R

Jurisdictions:

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

State Code: A

Year Built: 1981

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$242,900

Protest Deadline Date: 5/24/2024

Site Number: 05310849

Site Name: BRISTOL SQUARE Block 5 Lot 16R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,203

Percent Complete: 100%

Land Sqft^{*}: 8,755

Land Acres^{*}: 0.2010

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:

CLARK BESSIE

Primary Owner Address:

7213 MEADOWBROOK DR
WATAUGA, TX 76148-2111

Deed Date: 3/26/2022

Deed Volume:

Deed Page:

Instrument: 142-22-063002

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLARK BESSIE;CLARK WILLIAM G EST	3/7/1984	00078040000902	0007804	0000902



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	\$155,350	\$87,550	\$242,900	\$228,510
2024	\$217,852	\$45,000	\$262,852	\$207,736
2023	\$205,115	\$45,000	\$250,115	\$188,851
2022	\$189,307	\$25,000	\$214,307	\$171,683
2021	\$172,637	\$25,000	\$197,637	\$156,075
2020	\$147,614	\$25,000	\$172,614	\$141,886

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)
- DISABLED VET 70 to 99 PCT 11.22
- Surviving Spouse of Disabled Vet 100 PCT

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.