



**Address:** [6036 HILLTOP DR](#)  
**City:** WATAUGA  
**Georeference:** 18498-4-25  
**Subdivision:** HILLTOP ADDITION-WATAUGA  
**Neighborhood Code:** 3K310A

**Latitude:** 32.8893906482  
**Longitude:** -97.2499380589  
**TAD Map:** 2072-444  
**MAPSCO:** TAR-037F



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** HILLTOP ADDITION-WATAUGA  
Block 4 Lot 25

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

**State Code:** A  
**Year Built:** 1988  
**Personal Property Account:** N/A  
**Agent:** VANGUARD PROPERTY TAX APPEALS (12005)  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 05759544  
**Site Name:** HILLTOP ADDITION-WATAUGA-4-25  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,502  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 5,812  
**Land Acres<sup>\*</sup>:** 0.1334

**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:**  
MAX LIFE CO LTD  
**Primary Owner Address:**  
5050 QUORUM DR SUITE 225  
DALLAS, TX 75254

**Deed Date:** 3/27/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D223051282](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPEN HOUSE TEXAS REALTY & INVESTMENTS LLC	7/20/2022	<a href="#">D222182742</a>		
VAN CAPELLE DOROTHY	6/5/2019	<a href="#">D222182740</a>		
VAN CAPELLE DOROTHY;VAN CAPELLE REGINALD	1/23/2013	<a href="#">D213028732</a>	0000000	0000000
VAN CAPELLE DORO;VAN CAPELLE REGINAL	12/19/1988	00094790001208	0009479	0001208
HOOKER/BARNES HOMES	4/9/1986	00090840001816	0009084	0001816
DELCO DEVELOPMENT CORP	1/1/1985	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	\$206,000	\$60,000	\$266,000	\$266,000
2024	\$206,000	\$60,000	\$266,000	\$266,000
2023	\$222,052	\$60,000	\$282,052	\$282,052
2022	\$195,629	\$35,000	\$230,629	\$216,883
2021	\$170,147	\$35,000	\$205,147	\$197,166
2020	\$144,242	\$35,000	\$179,242	\$179,242

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.