



Address: [7012 THOMAS PL](#)
City: WATAUGA
Georeference: 33221-16-4
Subdivision: QUAIL HOLLOW ADDITION
Neighborhood Code: 3M010N

Latitude: 32.8732839154
Longitude: -97.2431230658
TAD Map: 2078-436
MAPSCO: TAR-037P



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

PROPERTY DATA

Legal Description: QUAIL HOLLOW ADDITION
Block 16 Lot 4

Jurisdictions:

CITY OF WATAUGA (031)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDEVILLE ISD (902)

State Code: A

Year Built: 1992

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 05822394

Site Name: QUAIL HOLLOW ADDITION-16-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,790

Percent Complete: 100%

Land Sqft^{*}: 6,592

Land Acres^{*}: 0.1513

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:

STEPHENS TREY
KARPENKO KELLY JANE

Primary Owner Address:

7012 THOMAS PL
FORT WORTH, TX 76148

Deed Date: 7/17/2019

Deed Volume:

Deed Page:

Instrument: [D219165266](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
STEPHENS TREY	9/11/2018	D218203996		
ATKERSON LANNY	6/16/2009	D209166713	0000000	0000000
DEMORE BRYAN W	9/16/2004	D204295499	0000000	0000000
LOFTIN DONNA	4/12/2002	00156280000118	0015628	0000118
LOFTIN CECIL JR;LOFTIN DOROTHY	11/2/1992	00108410001276	0010841	0001276
MACK CLARK HOMES INC	4/29/1992	00106200000027	0010620	0000027
VLMC INC	4/28/1992	00106190002273	0010619	0002273
TEAM BANK	12/20/1991	00104820000180	0010482	0000180
JEFFERSON PROPERTIES HOLDING	6/29/1989	00096350001224	0009635	0001224
J P I LAND INC	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 ⁺
2025	\$205,000	\$60,000	\$265,000	\$265,000
2024	\$205,000	\$60,000	\$265,000	\$265,000
2023	\$278,000	\$60,000	\$338,000	\$266,200
2022	\$224,476	\$35,000	\$259,476	\$242,000
2021	\$185,000	\$35,000	\$220,000	\$220,000
2020	\$185,000	\$35,000	\$220,000	\$220,000

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)

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- **DISABLED VET 50 to 69 PCT 11.22**

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.