



**Address:** [6753 BEAR HOLLOW CT](#)  
**City:** WATAUGA  
**Georeference:** 31787-11-6  
**Subdivision:** PARK VISTA ADDITION  
**Neighborhood Code:** 3M010B

**Latitude:** 32.8651761768  
**Longitude:** -97.2683298479  
**TAD Map:** 2066-436  
**MAPSCO:** TAR-036V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** PARK VISTA ADDITION Block  
11 Lot 6

**Jurisdictions:**

CITY OF WATAUGA (031)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
WATAUGA PID #1 - PARK VISTA (611)  
BIRDEVILLE ISD (902)

**State Code:** A

**Year Built:** 2002

**Personal Property Account:** N/A

**Agent:** TEXAS TAX PROTEST (05909)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 07353464

**Site Name:** PARK VISTA ADDITION-11-6

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,488

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,250

**Land Acres<sup>\*</sup>:** 0.1205

**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:**

MCM REI LLC

**Primary Owner Address:**

PO BOX 12537  
FORT WORTH, TX 76110

**Deed Date:** 1/19/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223011178](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BAQUERO JENNIFER L	10/5/2016	<a href="#">D216237214</a>		
SAYE DAWN	3/21/2007	<a href="#">D207104429</a>	0000000	0000000
SAVAGE CLIFFORD;SAVAGE MECHELLE	8/9/2002	00158950000236	0015895	0000236
GEHAN HOMES LTD	1/1/1999	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	\$174,000	\$60,000	\$234,000	\$234,000
2024	\$174,000	\$60,000	\$234,000	\$234,000
2023	\$197,082	\$60,000	\$257,082	\$257,082
2022	\$161,716	\$35,000	\$196,716	\$196,716
2021	\$144,756	\$35,000	\$179,756	\$179,756
2020	\$144,756	\$35,000	\$179,756	\$179,756

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.