



Address: [5412 TROUT CREEK CT](#)
City: WATAUGA
Georeference: 31787-13-35
Subdivision: PARK VISTA ADDITION
Neighborhood Code: 3M010B

Latitude: 32.8635892112
Longitude: -97.2673720291
TAD Map: 2066-432
MAPSCO: TAR-036Z



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
13 Lot 35

Jurisdictions:

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

State Code: A

Year Built: 2000

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 07354312
Site Name: PARK VISTA ADDITION-13-35
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,687
Percent Complete: 100%
Land Sqft^{*}: 5,000
Land Acres^{*}: 0.1147
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:
HARRIS STEVE
Primary Owner Address:
5412 TROUT CREEK CT
WATAUGA, TX 76137

Deed Date: 4/5/2022
Deed Volume:
Deed Page:
Instrument: [Dd222090541](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COX DAVID B;COX SHELLEY B	8/23/2000	00145020000039	0014502	0000039
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 ⁺
2025	\$192,345	\$60,000	\$252,345	\$252,345
2024	\$192,345	\$60,000	\$252,345	\$252,345
2023	\$244,449	\$60,000	\$304,449	\$304,449
2022	\$191,093	\$35,000	\$226,093	\$217,961
2021	\$163,146	\$35,000	\$198,146	\$198,146
2020	\$163,146	\$35,000	\$198,146	\$195,355

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)

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.