



Address: [5309 ELMDALE DR](#)
City: WATAUGA
Georeference: 31787-1-8
Subdivision: PARK VISTA ADDITION
Neighborhood Code: 3M010B

Latitude: 32.8690346084
Longitude: -97.2710116532
TAD Map: 2066-436
MAPSCO: TAR-036U



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 1
Lot 8

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: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 07625383

Site Name: PARK VISTA ADDITION-1-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,810

Percent Complete: 100%

Land Sqft^{*}: 6,600

Land Acres^{*}: 0.1515

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:

NGUYEN DAN K

Primary Owner Address:

5309 ELMDALE DR
FORT WORTH, TX 76137

Deed Date: 7/15/2016

Deed Volume:

Deed Page:

Instrument: [D216160830](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WHITE KELLY K;WHITE MARK A	6/21/2002	00157690000076	0015769	0000076
GOODMAN FAMILY OF BUILDERS LP	2/14/2002	00154730000269	0015473	0000269
LOT LINES LTD	7/19/2001	00150270000331	0015027	0000331
GEHAN HOMES LTD	10/3/2000	00145520000388	0014552	0000388
HAVENER RUPERT LTD PRTNSHP	1/1/2000	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	\$215,799	\$60,000	\$275,799	\$275,799
2024	\$215,799	\$60,000	\$275,799	\$275,799
2023	\$256,492	\$60,000	\$316,492	\$270,163
2022	\$213,366	\$35,000	\$248,366	\$245,603
2021	\$188,275	\$35,000	\$223,275	\$223,275
2020	\$181,957	\$35,000	\$216,957	\$216,957

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.