



**Address:** [609 WATERCHASE DR](#)  
**City:** FORT WORTH  
**Georeference:** 45255H-2-5  
**Subdivision:** WATERCHASE ESTATES ADDITION  
**Neighborhood Code:** 1B200Z

**Latitude:** 32.7705784884  
**Longitude:** -97.167381332  
**TAD Map:** 2102-400  
**MAPSCO:** TAR-067U



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WATERCHASE ESTATES  
ADDITION Block 2 Lot 5

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 2002

**Personal Property Account:** N/A

**Agent:** OWNWELL INC (12140)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$476,872

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

**Site Number:** 07863004

**Site Name:** WATERCHASE ESTATES ADDITION-2-5

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,825

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 14,984

**Land Acres<sup>\*</sup>:** 0.3439

**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:**

KELLY THOMAS V

**Primary Owner Address:**

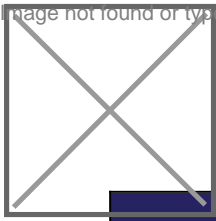
609 WATERCHASE RD  
FORT WORTH, TX 76120

**Deed Date:** 6/26/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220184852](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
KELLY KAREN;KELLY THOMAS V	10/31/2003	<a href="#">D203412505</a>	0000000	0000000
D HUFFMAN CUSTOM HOMES LLC	4/5/2002	00156050000370	0015605	0000370
CONINE RESID-WATERCHASE EST	1/1/2001	000000000000000	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	\$314,855	\$75,000	\$389,855	\$389,855
2024	\$401,872	\$75,000	\$476,872	\$438,988
2023	\$350,000	\$75,000	\$425,000	\$399,080
2022	\$287,800	\$75,000	\$362,800	\$362,800
2021	\$283,129	\$75,000	\$358,129	\$350,400
2020	\$250,217	\$75,000	\$325,217	\$318,545

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.