



**Address:** [617 HASTEN CT](#)  
**City:** FORT WORTH  
**Georeference:** 45255H-3-5  
**Subdivision:** WATERCHASE ESTATES ADDITION  
**Neighborhood Code:** 1B200Q

**Latitude:** 32.7712129612  
**Longitude:** -97.1657751865  
**TAD Map:** 2102-400  
**MAPSCO:** TAR-067Q



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 3 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:** 2004

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$562,338

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

**Site Number:** 07863136

**Site Name:** WATERCHASE ESTATES ADDITION-3-5

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,603

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 31,973

**Land Acres<sup>\*</sup>:** 0.7339

**Pool:** Y

<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:**

HARRIS SAMUEL WAYNE

**Primary Owner Address:**

617 HASTEN CT  
FORT WORTH, TX 76120-2869

**Deed Date:** 12/13/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212308173](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCDANIEL JACK	4/29/2002	00156600000314	0015660	0000314
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	\$492,608	\$69,730	\$562,338	\$562,338
2024	\$492,608	\$69,730	\$562,338	\$512,547
2023	\$494,816	\$69,730	\$564,546	\$465,952
2022	\$372,213	\$51,380	\$423,593	\$423,593
2021	\$373,877	\$88,080	\$461,957	\$461,957
2020	\$408,150	\$100,000	\$508,150	\$508,150

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.