

Tarrant Appraisal District

Property Information | PDF

Account Number: 40220400

Address: 6721 WATERHILL LN

City: FORT WORTH
Georeference: 31682-22-1

Subdivision: PARKVIEW HILLS Neighborhood Code: 2N050B

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

**Latitude:** 32.8584956583 **Longitude:** -97.3936012134

**TAD Map:** 2030-432 **MAPSCO:** TAR-033X



## **PROPERTY DATA**

Legal Description: PARKVIEW HILLS Block 22 Lot 1

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT (223)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) EAGLE MTN-SAGINAW ISD (918)

State Code: A Year Built: 2004

Personal Property Account: N/A

Agent: GOODRICH REALTY CONSULTING (00974)

Protest Deadline Date: 5/24/2024

Site Number: 40220400

Site Name: PARKVIEW HILLS-22-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,408
Percent Complete: 100%

Land Sqft\*: 6,478 Land Acres\*: 0.1487

Pool: N

+++ Rounded.

## **OWNER INFORMATION**

**Current Owner:** 

JOSH N MADONNA AND SANDRA L MADONNA TRUST

**Primary Owner Address:** 6721 WATERHILL LN FORT WORTH, TX 76179

Deed Date: 4/14/2022 Deed Volume:

**Deed Page:** 

Instrument: D222123372

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<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MADONNA JOSH N;MADONNA SANDRA L	10/30/2020	D220308051		
THE JOSH N. AND SANDRA L MADONNA TRUST	10/20/2016	D216260092		
MADONNA JOSH N;MADONNA SANDRA	11/2/2012	D212280579	0000000	0000000
SANTANA ESTELA;SANTANA RAUL	3/31/2006	D206094557	0000000	0000000
SECRETARY OF HUD	1/3/2006	D206018184	0000000	0000000
GMAC MORTGAGE CORP	12/6/2005	D205377523	0000000	0000000
GRANTHAM CODY L	11/24/2004	D204374854	0000000	0000000
NU HOME OF TEXAS	11/24/2004	D204374853	0000000	0000000
LENNAR HMS OF TEXAS LAND & CON	7/2/2004	D204208950	0000000	0000000
BARHAM & HARRIS DEV ONE LP	1/1/2003	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. <u>Tarrant County Tax Office Account Information</u>.

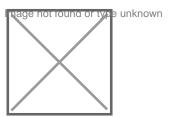
Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$160,100	\$60,000	\$220,100	\$220,100
2024	\$160,100	\$60,000	\$220,100	\$220,100
2023	\$206,890	\$35,000	\$241,890	\$241,890
2022	\$166,250	\$35,000	\$201,250	\$201,250
2021	\$125,613	\$35,000	\$160,613	\$160,613
2020	\$125,613	\$35,000	\$160,613	\$160,613

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.



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.

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