



## LOCATION

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**Address:** [6825 MCCOY DR](#)

**City:** WATAUGA

**Georeference:** 45125-2-34

**Subdivision:** WATAUGA HEIGHTS EAST

**Neighborhood Code:** 3M010P

**Latitude:** 32.8702331791

**Longitude:** -97.2422356887

**TAD Map:** 2078-436

**MAPSCO:** TAR-037T



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** WATAUGA HEIGHTS EAST  
Block 2 Lot 34

**Jurisdictions:**

CITY OF WATAUGA (031)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

BIRDVILLE ISD (902)

**State Code:** A

**Year Built:** 1972

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 03304965

**Site Name:** WATAUGA HEIGHTS EAST-2-34

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,646

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,224

**Land Acres<sup>\*</sup>:** 0.1658

**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

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**Current Owner:**

MARTINEZ MARIA

MARTINEZ JULISSA

**Primary Owner Address:**

6825 MCCOY DR

FORT WORTH, TX 76148

**Deed Date:** 2/5/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221037883](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLARK'S CORNER INVESTMENTS LLC	8/26/2020	<a href="#">D220219109</a>		
D'ANZA IDA F;D'ANZA WAYNE J	6/14/1999	00138680000048	0013868	0000048
REED CHARLES G	12/31/1900	0000000000000000	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	\$0	\$0	\$0	\$0
2024	\$215,000	\$45,000	\$260,000	\$260,000
2023	\$227,294	\$45,000	\$272,294	\$272,294
2022	\$200,979	\$25,000	\$225,979	\$225,979
2021	\$174,168	\$25,000	\$199,168	\$199,168
2020	\$157,100	\$25,000	\$182,100	\$155,576

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.