



LOCATION

Address: [5421 TROUT CREEK CT](#)
City: WATAUGA
Georeference: 31787-13-20
Subdivision: PARK VISTA ADDITION
Neighborhood Code: 3M010B

Latitude: 32.863985739
Longitude: -97.2670090267
TAD Map: 2066-432
MAPSCO: TAR-036V



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
13 Lot 20

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: 2000

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 07354142

Site Name: PARK VISTA ADDITION-13-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,500

Percent Complete: 100%

Land Sqft^{*}: 5,000

Land Acres^{*}: 0.1147

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:

DK TRIPLE J ENTRPRISES LLC

Primary Owner Address:

1982 N FM 312
WINNSBORO, TX 75494

Deed Date: 1/2/2012

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D212251093](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
VEST KRISTINE VEST TR;VEST RANDY	9/7/2011	D211219304	0000000	0000000
SECRETARY OF HUD	4/15/2011	D211099221	0000000	0000000
WELLS FARGO BANK N A	4/5/2011	D211085256	0000000	0000000
BRADSHAW JAY	3/4/2008	D208079997	0000000	0000000
ROBERTS KENNETH;ROBERTS ROSEMARI	6/12/2000	00144010000388	0014401	0000388
BEAZER HOMES OF TX LP	4/27/2000	00143790000423	0014379	0000423
GEHAN HOMES LTD	1/1/1999	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	\$0	\$0	\$0	\$0
2024	\$197,368	\$60,000	\$257,368	\$257,368
2023	\$216,315	\$60,000	\$276,315	\$276,315
2022	\$169,426	\$35,000	\$204,426	\$204,426
2021	\$159,188	\$35,000	\$194,188	\$194,188
2020	\$144,876	\$35,000	\$179,876	\$179,876

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

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.