

LOCATION

Address: [5416 TIMBER RIDGE DR](#)
City: WATAUGA
Georeference: 31787-10-22
Subdivision: PARK VISTA ADDITION
Neighborhood Code: 3M010B

Latitude: 32.8663276381
Longitude: -97.2667964996
TAD Map: 2066-436
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
10 Lot 22

Jurisdictions:

CITY OF WATAUGA (031)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
WATAUGA PID #1 - PARK VISTA (611)
BIRDVILLE ISD (902)

State Code: A

Year Built: 2001

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 07626487

Site Name: PARK VISTA ADDITION-10-22

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,957

Percent Complete: 100%

Land Sqft^{*}: 7,405

Land Acres^{*}: 0.1699

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:

RICHMON DAVIN M

Primary Owner Address:

308 OLIVE AVE
LONG BEACH, CA 90802

Deed Date: 2/27/2017

Deed Volume:

Deed Page:

Instrument: [D217046065](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
REED KIMBERLY D	9/20/2012	D212233087	0000000	0000000
REED AMY DANIEL;REED KIMBERLY	5/8/2006	D206150641	0000000	0000000
REED KIMBERLY D	5/5/2006	D206150640	0000000	0000000
REED KIMBERLY D;REED M PARTRIDGE	2/21/2001	00147450000276	0014745	0000276
GEHAN HOMES LTD	1/1/2000	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	\$222,518	\$60,000	\$282,518	\$282,518
2023	\$275,424	\$60,000	\$335,424	\$335,424
2022	\$198,286	\$35,000	\$233,286	\$233,286
2021	\$193,830	\$35,000	\$228,830	\$228,830
2020	\$168,216	\$35,000	\$203,216	\$203,216

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.