



Address: [7901 BIRCHWOOD DR](#)
City: NORTH RICHLAND HILLS
Georeference: 7440-23-10
Subdivision: CLEAR VIEW ADDITION
Neighborhood Code: 3M130G

Latitude: 32.8382066836
Longitude: -97.211181615
TAD Map: 2084-424
MAPSCO: TAR-052K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CLEAR VIEW ADDITION Block
23 Lot 10

Jurisdictions:

CITY OF N RICHLAND HILLS (018)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDEVILLE ISD (902)

State Code: A

Year Built: 1965

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 00549266

Site Name: CLEAR VIEW ADDITION-23-10

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,776

Percent Complete: 100%

Land Sqft^{*}: 11,101

Land Acres^{*}: 0.2548

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:

YBLOOD JODIE

YBLOOD DALLAS

Primary Owner Address:

7901 BIRCHWOOD DR
NORTH RICHLAND HILLS, TX 76180

Deed Date: 4/28/2025

Deed Volume:

Deed Page:

Instrument: [D225074122](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
YBLOOD MARK A	10/17/2015	2016-SE00019-1		
YBLOOD CURTIS ELDRED EST	4/29/2013	D213107332	0000000	0000000
YBLOOD CURTIS E;YBLOOD MAXINE EST	12/31/1900	00040840000203	0004084	0000203

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	\$162,495	\$45,000	\$207,495	\$207,495
2024	\$162,495	\$45,000	\$207,495	\$207,495
2023	\$133,041	\$45,000	\$178,041	\$178,041
2022	\$132,585	\$23,000	\$155,585	\$155,585
2021	\$145,093	\$23,000	\$168,093	\$168,093
2020	\$157,488	\$23,000	\$180,488	\$180,488

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.