



Address: [7501 DEAVER DR](#)
City: NORTH RICHLAND HILLS
Georeference: 7690-13-31
Subdivision: COLLEGE HILLS ADDITION-NRH
Neighborhood Code: 3M120E

Latitude: 32.8552811428
Longitude: -97.2202961757
TAD Map: 2084-432
MAPSCO: TAR-052A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COLLEGE HILLS ADDITION-NRH Block 13 Lot 31

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

State Code: A
Year Built: 1970
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 00566373
Site Name: COLLEGE HILLS ADDITION-NRH-13-31
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,439
Percent Complete: 100%
Land Sqft^{*}: 9,678
Land Acres^{*}: 0.2221
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:
AMADEUS BRADLEY
Primary Owner Address:
5 OLYMPIA
IRVINE, CA 92604

Deed Date: 7/15/2022
Deed Volume:
Deed Page:
Instrument: [D222180375](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
REI NATION LLC	4/15/2022	D222101212		
SCOTT P SEAGREN TRUST	9/1/2015	D215197674		
SEAGREN SCOTT	6/15/2015	D215143008		
REGAL VENTURES LLC	3/5/2015	D215046561		
FEDERAL NATIONAL MTG ASSN	12/5/2014	D214271870		
WELLS FARGO BANK NA	12/2/2014	D214267089		
HAMILTON MABLE JANE EST	12/31/1900	000000000000000	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	\$141,661	\$55,000	\$196,661	\$196,661
2024	\$141,661	\$55,000	\$196,661	\$196,661
2023	\$128,101	\$55,000	\$183,101	\$183,101
2022	\$131,290	\$40,000	\$171,290	\$171,290
2021	\$125,350	\$40,000	\$165,350	\$165,350
2020	\$105,956	\$40,000	\$145,956	\$145,956

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.