



Address: [7421 DEAVER DR](#)
City: NORTH RICHLAND HILLS
Georeference: 7690-14-16
Subdivision: COLLEGE HILLS ADDITION-NRH
Neighborhood Code: 3M120E

Latitude: 32.8553271237
Longitude: -97.2216661686
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 14 Lot 16

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

Notice Sent Date: 4/15/2025

Notice Value: \$181,768

Protest Deadline Date: 5/24/2024

Site Number: 00566551

Site Name: COLLEGE HILLS ADDITION-NRH-14-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,192

Percent Complete: 100%

Land Sqft^{*}: 8,145

Land Acres^{*}: 0.1869

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:

SOWER PAT JEAN

Primary Owner Address:

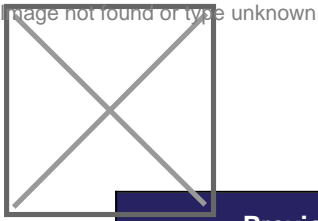
7421 DEAVER DR
NORTH RICHLAND HILLS, TX 76180

Deed Date: 2/12/2020

Deed Volume:

Deed Page:

Instrument: [D220041272](#)



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|----------------------------|------------|-----------------|-------------|-----------|
| SOWER PATRICIA;SOWER SCOTT | 11/3/2000 | 00146150000583 | 0014615 | 0000583 |
| POWERS PATRICIA JEAN | 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 | \$126,768 | \$55,000 | \$181,768 | \$181,768 |
| 2024 | \$126,768 | \$55,000 | \$181,768 | \$180,382 |
| 2023 | \$114,743 | \$55,000 | \$169,743 | \$163,984 |
| 2022 | \$117,593 | \$40,000 | \$157,593 | \$149,076 |
| 2021 | \$112,439 | \$40,000 | \$152,439 | \$135,524 |
| 2020 | \$125,847 | \$40,000 | \$165,847 | \$123,204 |

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.