



Address: [7413 DEAVER DR](#)
City: NORTH RICHLAND HILLS
Georeference: 7690-14-18
Subdivision: COLLEGE HILLS ADDITION-NRH
Neighborhood Code: 3M120E

Latitude: 32.8554092242
Longitude: -97.2221366655
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 18

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: 1963

Personal Property Account: N/A

Agent: THE RAY TAX GROUP LLC (01008)

Protest Deadline Date: 5/24/2024

Site Number: 00566586

Site Name: COLLEGE HILLS ADDITION-NRH-14-18

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,514

Percent Complete: 100%

Land Sqft^{*}: 9,010

Land Acres^{*}: 0.2068

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:

HILTBRUNNER RITA E

Primary Owner Address:

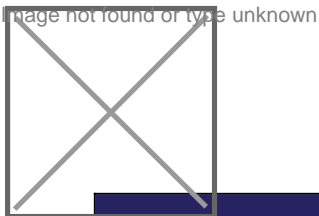
7413 DEAVER DR
NORTH RICHLAND HILLS, TX 76180

Deed Date: 5/24/2019

Deed Volume:

Deed Page:

Instrument: [D219134843](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BOWIE BALLARD ENTERPRISES LLC	10/31/2018	D218243751		
ACQUISITIONS TLC LLC	10/30/2018	D218243445		
GRAHAM KIMBERLY KAY THOMPSON	5/24/2013	D213182077	0000000	0000000
GRAHAM KIMBERLY K ETAL	2/25/2013	D213112707	0000000	0000000
QUINT BETTY J EST	12/31/1900	0000000000000000	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	\$130,589	\$55,000	\$185,589	\$185,589
2024	\$166,997	\$55,000	\$221,997	\$221,997
2023	\$154,134	\$55,000	\$209,134	\$209,134
2022	\$180,000	\$40,000	\$220,000	\$215,281
2021	\$173,419	\$40,000	\$213,419	\$195,710
2020	\$137,918	\$40,000	\$177,918	\$177,918

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.