



Address: [8009 EMERALD HILLS WAY](#)
City: NORTH RICHLAND HILLS
Georeference: 12750-5-20
Subdivision: EMERALD HILLS ADDITION
Neighborhood Code: 3M130H

Latitude: 32.8484794467
Longitude: -97.2089077473
TAD Map: 2084-428
MAPSCO: TAR-052B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EMERALD HILLS ADDITION
Block 5 Lot 20

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: \$210,459

Protest Deadline Date: 5/24/2024

Site Number: 00853046

Site Name: EMERALD HILLS ADDITION-5-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,286

Percent Complete: 100%

Land Sqft^{*}: 7,778

Land Acres^{*}: 0.1785

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

GANN JIM D

Primary Owner Address:

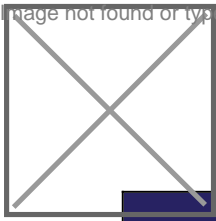
8009 EMERALD HILLS WAY
NORTH RICHLAND HILLS, TX 76180

Deed Date: 8/30/2019

Deed Volume:

Deed Page:

Instrument: [D219199740](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
FLYNN CAMRON;FLYNN JOANNE	4/22/2010	D210261263	0000000	0000000
BLACKWELL DON E	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	\$155,459	\$55,000	\$210,459	\$210,459
2024	\$155,459	\$55,000	\$210,459	\$196,193
2023	\$150,569	\$55,000	\$205,569	\$178,357
2022	\$148,955	\$25,000	\$173,955	\$162,143
2021	\$122,403	\$25,000	\$147,403	\$147,403
2020	\$155,562	\$25,000	\$180,562	\$180,562

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.