



Address: [5513 FINIAN LN](#)
City: NORTH RICHLAND HILLS
Georeference: 12750-6-3
Subdivision: EMERALD HILLS ADDITION
Neighborhood Code: 3M130H

Latitude: 32.847673701
Longitude: -97.209003575
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 6 Lot 3

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: 1971

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$208,616

Protest Deadline Date: 5/24/2024

Site Number: 00853186

Site Name: EMERALD HILLS ADDITION-6-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,626

Percent Complete: 100%

Land Sqft^{*}: 8,648

Land Acres^{*}: 0.1985

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:

JORDAN BRANDI

Primary Owner Address:

5513 FINIAN LN
NORTH RICHLAND HILLS, TX 76180-5724

Deed Date: 5/16/2012

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D212117955](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DEAN LORNA;DEAN MIKE	10/19/2006	D206344745	0000000	0000000
MCCULLER OLA MAE	12/30/1994	00119060000252	0011906	0000252
MCCULLER BILL E	12/31/1900	00000000000000	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	\$153,616	\$55,000	\$208,616	\$208,616
2024	\$153,616	\$55,000	\$208,616	\$203,629
2023	\$147,579	\$55,000	\$202,579	\$185,117
2022	\$159,830	\$25,000	\$184,830	\$168,288
2021	\$127,989	\$25,000	\$152,989	\$152,989
2020	\$164,389	\$25,000	\$189,389	\$146,879

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.