



Address: [7904 SHANNON LN](#)
City: NORTH RICHLAND HILLS
Georeference: 12750-7-8
Subdivision: EMERALD HILLS ADDITION
Neighborhood Code: 3M130H

Latitude: 32.8466453776
Longitude: -97.2108742549
TAD Map: 2084-428
MAPSCO: TAR-052F



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 7 Lot 8

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: 1971
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$197,134
Protest Deadline Date: 5/24/2024

Site Number: 00853496
Site Name: EMERALD HILLS ADDITION-7-8
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,368
Percent Complete: 100%
Land Sqft^{*}: 12,106
Land Acres^{*}: 0.2779
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:
ORTIZ CELSO
ORTIZ ELVIA
Primary Owner Address:
7904 SHANNON LN
NORTH RICHLAND HILLS, TX 76180-5735

Deed Date: 10/23/2000
Deed Volume: 0014592
Deed Page: 0000201
Instrument: 00145920000201

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GILLISPIE STEVIE O	12/14/1990	00101540000316	0010154	0000316
SECRETARY OF HUD	3/7/1990	00099070001183	0009907	0001183
MURRAY MTG CO	3/6/1990	00098640002280	0009864	0002280
RAMOS CHARLOTTE;RAMOS PEDRO	7/17/1985	00082460000719	0008246	0000719
GARICA VICTOR M	3/13/1985	00081160002292	0008116	0002292
MANUEL MENDEZ	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	\$142,134	\$55,000	\$197,134	\$197,134
2024	\$142,134	\$55,000	\$197,134	\$190,190
2023	\$136,917	\$55,000	\$191,917	\$172,900
2022	\$145,934	\$25,000	\$170,934	\$157,182
2021	\$117,893	\$25,000	\$142,893	\$142,893
2020	\$151,422	\$25,000	\$176,422	\$154,287

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.