



Address: [3900 RUFÉ SNOW DR](#)
City: NORTH RICHLAND HILLS
Georeference: 12920-1-6A
Subdivision: ESTES, JACK M SUBDIVISION
Neighborhood Code: Food Service General

Latitude: 32.8208649987
Longitude: -97.2378394139
TAD Map: 2078-416
MAPSCO: TAR-051U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ESTES, JACK M SUBDIVISION
Block 1 Lot 6A

Jurisdictions:

- CITY OF N RICHLAND HILLS (018)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- BIRDVILLE ISD (902)

State Code: F1

Year Built: 1964

Personal Property Account: [14666648](#)

Agent: TARRANT PROPERTY TAX SERVICE (0065)

Notice Sent Date: 5/1/2025

Notice Value: \$549,100

Protest Deadline Date: 6/17/2024

Site Number: 80068960
Site Name: PATROTIC PIG
Site Class: FSRest - Food Service-Full Service Restaurant
Parcels: 1
Primary Building Name: PATRIOTIC PIG / 00872245
Primary Building Type: Commercial
Gross Building Area⁺⁺⁺: 5,440
Net Leasable Area⁺⁺⁺: 5,440
Percent Complete: 100%
Land Sqft^{*}: 29,983
Land Acres^{*}: 0.6883
Pool: N

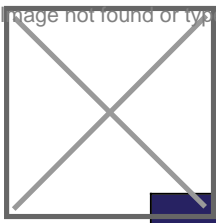
⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
JIWANI MASTER DISTRIBUTION INC
Primary Owner Address:
5804 NW 117TH TERR
OKLAHOMA CITY, OK 73162

Deed Date: 11/1/2016
Deed Volume:
Deed Page:
Instrument: [D216257457](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARROLL & MCDONALD LLC	8/5/2005	D205232377	0000000	0000000
ADCOCK KENNETH	3/2/2004	D204065911	0000000	0000000
MATANI AKBAR S	6/26/1998	00133090000482	0013309	0000482
ADCOCK KENNETH	4/20/1989	00095710000007	0009571	0000007
BESSON ENTERPRISES INC	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	\$462,749	\$86,351	\$549,100	\$549,100
2024	\$402,025	\$86,351	\$488,376	\$488,376
2023	\$392,369	\$86,351	\$478,720	\$478,720
2022	\$362,449	\$86,351	\$448,800	\$448,800
2021	\$317,649	\$86,351	\$404,000	\$404,000
2020	\$328,649	\$86,351	\$415,000	\$415,000

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

There are no exemptions for this property

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.