



Address: [4708 LARIAT TR](#)
City: NORTH RICHLAND HILLS
Georeference: 14560-3-4
Subdivision: FOSSIL CREEK TRAILS ADDITION
Neighborhood Code: 3H060E

Latitude: 32.8334337997
Longitude: -97.2419303399
TAD Map: 2078-424
MAPSCO: TAR-051K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FOSSIL CREEK TRAILS
ADDITION Block 3 Lot 4

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: 1977

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$361,422

Protest Deadline Date: 5/24/2024

Site Number: 00982989

Site Name: FOSSIL CREEK TRAILS ADDITION-3-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,108

Percent Complete: 100%

Land Sqft^{*}: 12,272

Land Acres^{*}: 0.2817

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:

KURIAN THOMAS VEL
KURIAN SUCY

Primary Owner Address:

4708 LARIAT TR
FORT WORTH, TX 76180-8058

Deed Date: 12/31/1900

Deed Volume: 0006635

Deed Page: 0000350

Instrument: 00066350000350

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	\$283,014	\$78,408	\$361,422	\$361,422
2024	\$283,014	\$78,408	\$361,422	\$351,192
2023	\$283,178	\$78,408	\$361,586	\$319,265
2022	\$249,395	\$52,279	\$301,674	\$290,241
2021	\$233,855	\$30,000	\$263,855	\$263,855
2020	\$228,717	\$30,000	\$258,717	\$240,933

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.