



**Address:** [6609 VICTORIA AVE](#)  
**City:** NORTH RICHLAND HILLS  
**Georeference:** 18790-9-8  
**Subdivision:** HOLIDAY HILLS ADDITION  
**Neighborhood Code:** 3H060E

**Latitude:** 32.8310624522  
**Longitude:** -97.2414177702  
**TAD Map:** 2078-420  
**MAPSCO:** TAR-051L



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HOLIDAY HILLS ADDITION  
Block 9 Lot 8

**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:** 1976

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 01321609

**Site Name:** HOLIDAY HILLS ADDITION-9-8

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,550

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,195

**Land Acres<sup>\*</sup>:** 0.2110

**Pool:** Y

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

BACH EDWARD E

BACH NICOLE MARIE

**Primary Owner Address:**

6609 VICTORIA AVE

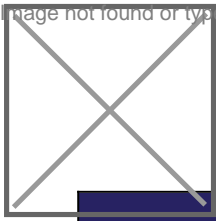
NORTH RICHLAND HILLS, TX 76180

**Deed Date:** 7/7/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223120266](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALLAIRE SUZANNE ELIZABETH	4/5/2018	142-18-057475		
ALLAIRE CHRISTOPHER EST;ALLAIRE E	8/12/1991	00104330002268	0010433	0002268
ALEKSANDROWICZ DAVID	12/31/1900	000000000000000	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 <sup>+</sup>
2025	\$336,684	\$68,963	\$405,647	\$405,647
2024	\$336,684	\$68,963	\$405,647	\$405,647
2023	\$336,861	\$68,963	\$405,824	\$366,461
2022	\$289,878	\$45,975	\$335,853	\$333,146
2021	\$272,860	\$30,000	\$302,860	\$302,860
2020	\$267,227	\$30,000	\$297,227	\$294,723

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.