



**Address:** [7613 MAPLELEAF DR](#)  
**City:** NORTH RICHLAND HILLS  
**Georeference:** 22740-6-17  
**Subdivision:** KINGSWOOD ESTATES ADDITION-NRH  
**Neighborhood Code:** 3M030F

**Latitude:** 32.8851605738  
**Longitude:** -97.2145665306  
**TAD Map:** 2084-440  
**MAPSCO:** TAR-038K



Google Map or type unknown

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

### PROPERTY DATA

**Legal Description:** KINGSWOOD ESTATES  
ADDITION-NRH Block 6 Lot 17

**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:** 1978

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$288,018

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

**Site Number:** 01508245  
**Site Name:** KINGSWOOD ESTATES ADDITION-NRH-6-17  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,479  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 9,243  
**Land Acres<sup>\*</sup>:** 0.2121  
**Pool:** N

<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:**

SALDANA JOHNNY JR

**Primary Owner Address:**

PO BOX 821266  
FORT WORTH, TX 76182-1266

**Deed Date:** 5/11/2007  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** 000000000000000

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SALDANA HELEN EST;SALDANA JOHNNY JR	12/31/1900	00064380000009	0006438	0000009



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	\$218,018	\$70,000	\$288,018	\$288,018
2024	\$218,018	\$70,000	\$288,018	\$269,513
2023	\$208,000	\$70,000	\$278,000	\$245,012
2022	\$209,573	\$45,000	\$254,573	\$222,738
2021	\$181,289	\$45,000	\$226,289	\$202,489
2020	\$157,508	\$45,000	\$202,508	\$184,081

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.