



Address: [5808 CYNTHIA CIR](#)
City: NORTH RICHLAND HILLS
Georeference: 30030-11-4
Subdivision: NORTH HILLS ADDITION
Neighborhood Code: 3H010F

Latitude: 32.816924001
Longitude: -97.2596672258
TAD Map: 2072-416
MAPSCO: TAR-051S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: NORTH HILLS ADDITION Block
11 Lot 4

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: 1958

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 01931792

Site Name: NORTH HILLS ADDITION-11-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,686

Percent Complete: 100%

Land Sqft^{*}: 11,875

Land Acres^{*}: 0.2726

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:

HANSEN FRANCIS
HANSEN DEBORAH

Primary Owner Address:

5808 CYNTHIA CR
FORT WORTH, TX 76117

Deed Date: 4/1/2022

Deed Volume:

Deed Page:

Instrument: [D222088465](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JOHNSON SYDNIE;WILKINSON GARETT	6/28/2018	D218142084		
CORAGE FRANKLIN S;CORAGE RACHEL A	11/27/2017	D217272916		
CTRJO INVESTMENTS, LLC	11/14/2017	D217265548		
BROWN DAVID B;BROWN PAMELA S	6/13/1996	00124060001292	0012406	0001292
FAULKNER D E	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 ⁺
2025	\$260,051	\$52,812	\$312,863	\$312,863
2024	\$260,051	\$52,812	\$312,863	\$312,863
2023	\$276,962	\$52,812	\$329,774	\$329,774
2022	\$218,843	\$36,931	\$255,774	\$255,774
2021	\$225,000	\$18,000	\$243,000	\$243,000
2020	\$191,147	\$18,000	\$209,147	\$209,147

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.