



Address: [5344 NORTHRIDGE BLVD](#)
City: NORTH RICHLAND HILLS
Georeference: 30190-2-4
Subdivision: NORTH RIDGE ADDN (N R H)
Neighborhood Code: M3K01A

Latitude: 32.8449471045
Longitude: -97.2110976346
TAD Map: 2084-428
MAPSCO: TAR-052F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: NORTH RIDGE ADDN (N R H)
Block 2 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: B

Year Built: 1998

Personal Property Account: N/A

Agent: PEYCO SOUTHWEST REALTY INC (00506)

Protest Deadline Date: 5/24/2024

Site Number: 01962175

Site Name: NORTH RIDGE ADDN (N R H)-2-4

Site Class: B - Residential - Multifamily

Parcels: 1

Approximate Size⁺⁺⁺: 2,898

Percent Complete: 100%

Land Sqft^{*}: 8,700

Land Acres^{*}: 0.1997

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:

CALLAHAN DAVID P

CALLAHAN LINDA L

Primary Owner Address:

2216 WALTER SMITH CT

AZLE, TX 76020-4335

Deed Date: 3/2/1999

Deed Volume: 0013702

Deed Page: 0000328

Instrument: 00137020000328

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DUPLEX INVESTORS LTD	5/19/1998	00132270000074	0013227	0000074
HUBBLE CONTRACTORS INC	5/18/1998	00132270000076	0013227	0000076
GOLIGHTLY JANET	9/16/1997	00129130000381	0012913	0000381
SANDLIN HOMES 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	\$337,000	\$35,000	\$372,000	\$372,000
2024	\$380,000	\$35,000	\$415,000	\$415,000
2023	\$365,000	\$35,000	\$400,000	\$400,000
2022	\$323,002	\$35,000	\$358,002	\$358,002
2021	\$199,000	\$35,000	\$234,000	\$234,000
2020	\$216,977	\$13,023	\$230,000	\$230,000

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.