



Address: [8436 FRANKLIN CT](#)
City: NORTH RICHLAND HILLS
Georeference: 32040--20
Subdivision: PECK, THOMAS SUBDIVISION
Neighborhood Code: 3K330B

Latitude: 32.9073690184
Longitude: -97.2044348265
TAD Map: 2090-448
MAPSCO: TAR-024Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PECK, THOMAS SUBDIVISION
Lot 20

Jurisdictions:

CITY OF N RICHLAND HILLS (018)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2002

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$344,254

Protest Deadline Date: 5/24/2024

Site Number: 02185105

Site Name: PECK, THOMAS SUBDIVISION-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,791

Percent Complete: 100%

Land Sqft^{*}: 10,000

Land Acres^{*}: 0.2295

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:

BURTON JENNIFER

Primary Owner Address:

8436 FRANKLIN CT
NORTH RICHLAND HILLS, TX 76180-1225

Deed Date: 8/20/2021

Deed Volume:

Deed Page:

Instrument: [D221247550](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BURTON JENNIFER;BURTON PATRICK	3/6/2002	00155320000174	0015532	0000174
BURTON BILLY;BURTON PAMELA C	8/23/1999	00140020000023	0014002	0000023
COLLINS H G	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	\$246,674	\$97,580	\$344,254	\$303,986
2024	\$246,674	\$97,580	\$344,254	\$276,351
2023	\$181,210	\$97,580	\$278,790	\$251,228
2022	\$182,079	\$97,580	\$279,659	\$228,389
2021	\$182,949	\$26,404	\$209,353	\$207,626
2020	\$183,817	\$26,404	\$210,221	\$188,751

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.