



Address: [7805 CONN DR](#)
City: NORTH RICHLAND HILLS
Georeference: 34080-8A-2
Subdivision: RICHLAND HEIGHTS ADDITION
Neighborhood Code: 3H040X

Latitude: 32.8256069002
Longitude: -97.2115580965
TAD Map: 2084-420
MAPSCO: TAR-052P



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

PROPERTY DATA

Legal Description: RICHLAND HEIGHTS ADDITION
Block 8A Lot 2

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: 1971

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$110,000

Protest Deadline Date: 5/24/2024

Site Number: 02335360

Site Name: RICHLAND HEIGHTS ADDITION-8A-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,230

Percent Complete: 100%

Land Sqft^{*}: 13,867

Land Acres^{*}: 0.3183

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:

TORRES FERNANDO MIRANDA

Primary Owner Address:

7805 CONN DR
NORTH RICHLAND HILLS, TX 76180

Deed Date: 9/5/2024

Deed Volume:

Deed Page:

Instrument: [D224159831](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ASTUTE REALTY LLC	9/15/2023	D223169918		
ROBERTS THOMAS A	4/28/2011	D211103804	0000000	0000000
US BANK NATIONAL ASSOCIATION	3/21/2011	D211067199	0000000	0000000
BROWNING MARY E;BROWNING SAMUEL D	8/30/2001	00151270000306	0015127	0000306
VANDERGRIF JAMES;VANDERGRIF LORETTA	7/27/2001	00150420000234	0015042	0000234
CASELMAN ALMA NORA	2/19/1999	00000000000000	0000000	0000000
CASELMAN AL;CASELMAN ALBERT T EST	3/6/1987	00088690001720	0008869	0001720
KYRICH ALENE;KYRICH MARVIN	1/6/1987	00088130001263	0008813	0001263
GOSNELL MARLENE P	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	\$54,200	\$55,800	\$110,000	\$110,000
2024	\$54,200	\$55,800	\$110,000	\$110,000
2023	\$124,109	\$55,800	\$179,909	\$134,181
2022	\$109,874	\$38,828	\$148,702	\$121,983
2021	\$90,894	\$20,000	\$110,894	\$110,894
2020	\$116,746	\$20,000	\$136,746	\$136,746

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

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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.