



Address: [7812 CONN DR](#)
City: NORTH RICHLAND HILLS
Georeference: 34080-9-4
Subdivision: RICHLAND HEIGHTS ADDITION
Neighborhood Code: 3H040X

Latitude: 32.8250992305
Longitude: -97.210987547
TAD Map: 2084-420
MAPSCO: TAR-052P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RICHLAND HEIGHTS ADDITION
Block 9 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: 1972

Personal Property Account: N/A

Agent: ROBERT OLA COMPANY LLC dba OLA TAX (00955)

Protest Deadline Date: 5/24/2024

Site Number: 02335581

Site Name: RICHLAND HEIGHTS ADDITION-9-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,080

Percent Complete: 100%

Land Sqft^{*}: 8,660

Land Acres^{*}: 0.1988

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:

MEADOW CREEK HOMES LLC - 7812 CONN DRIVE SERIES

Primary Owner Address:

6245 RUFÉ SNOW DR STE 280 BOX 204
WATAUGA, TX 76148

Deed Date: 6/21/2022

Deed Volume:

Deed Page:

Instrument: [D222159055](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MEADOW CREEK HOMES LLC - 7812 CONN DRIVE SERIES	6/21/2022	D222158997		
HAWKES MARK	1/12/2022	D222144036		
HAWKES KEITH 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	\$106,700	\$43,300	\$150,000	\$150,000
2024	\$106,700	\$43,300	\$150,000	\$150,000
2023	\$106,700	\$43,300	\$150,000	\$150,000
2022	\$103,630	\$30,310	\$133,940	\$116,486
2021	\$85,896	\$20,000	\$105,896	\$105,896
2020	\$109,445	\$20,000	\$129,445	\$129,445

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.