



**Address:** [2712 ASH PARK DR](#)  
**City:** RICHLAND HILLS  
**Georeference:** 34190-55-9  
**Subdivision:** RICHLAND PARK ADDITION  
**Neighborhood Code:** 3H040Y

**Latitude:** 32.799408832  
**Longitude:** -97.2279892179  
**TAD Map:** 2078-412  
**MAPSCO:** TAR-065D



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** RICHLAND PARK ADDITION  
Block 55 Lot 9

**Jurisdictions:**

CITY OF RICHLAND HILLS (020)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
BIRDEVILLE ISD (902)

**State Code:** A

**Year Built:** 1964

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 02372657

**Site Name:** RICHLAND PARK ADDITION-55-9

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,488

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,750

**Land Acres<sup>\*</sup>:** 0.2008

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

FORT-KIMMEY SARAH JOY  
FORT-KIMMEY THOMAS LEONARD

**Primary Owner Address:**

2712 ASH PARK DR  
RICHLAND HILLS, TX 76118

**Deed Date:** 1/3/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D21900441](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FORT-KIMMEY LEONARD;FORT-KIMMEY SARAH JOY	2/9/2018	<a href="#">D218030314</a>		
3J GROUP LLC	7/29/2017	<a href="#">D217175494</a>		
HEB HOMES LLC	7/28/2017	<a href="#">D217175626</a>		
LEE JANELLE MARIE	7/29/2002	00158970000018	0015897	0000018
HAGA BARBARA;HAGA JANELLE LEE	3/5/1999	001370300000595	0013703	0000595
COMMANDER RUBY W	9/10/1984	000000000000000	0000000	0000000
COMMANDER JOHN W;COMMANDER RUBY W	12/31/1900	00071030001958	0007103	0001958

## 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 <sup>+</sup>
2025	\$218,713	\$43,750	\$262,463	\$262,463
2024	\$218,713	\$43,750	\$262,463	\$262,463
2023	\$237,148	\$43,750	\$280,898	\$239,580
2022	\$211,820	\$30,625	\$242,445	\$217,800
2021	\$207,532	\$14,000	\$221,532	\$198,000
2020	\$166,000	\$14,000	\$180,000	\$180,000

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

- 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.