



Address: [8800 ROYAL OAKS DR](#)
City: NORTH RICHLAND HILLS
Georeference: 36695-1-1
Subdivision: ROYAL OAKS ADDITION
Neighborhood Code: 3M040C

Latitude: 32.8693536605
Longitude: -97.194602213
TAD Map: 2090-436
MAPSCO: TAR-038V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ROYAL OAKS ADDITION Block
1 Lot 1 PER PLAT 388-119-23

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: 1986

Personal Property Account: N/A

Agent: OCONNOR & ASSOCIATES (00436)

Notice Sent Date: 4/15/2025

Notice Value: \$466,827

Protest Deadline Date: 5/24/2024

Site Number: 02570416

Site Name: ROYAL OAKS ADDITION-1-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,018

Percent Complete: 100%

Land Sqft^{*}: 11,020

Land Acres^{*}: 0.2530

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:

CARLSON WILLIAM C
CARLSON JANA

Primary Owner Address:

8800 ROYAL OAKS DR
N RICHLND HLS, TX 76182-4264

Deed Date: 2/23/2001

Deed Volume: 0014751

Deed Page: 0000523

Instrument: 00147510000523

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DREILING JOHN R;DREILING SONJA K	4/14/1987	00089740002264	0008974	0002264
DREILING JOHN R	12/31/1900	0000000000000000	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	\$328,486	\$115,000	\$443,486	\$443,486
2024	\$351,827	\$115,000	\$466,827	\$405,804
2023	\$360,000	\$115,000	\$475,000	\$368,913
2022	\$360,431	\$70,000	\$430,431	\$335,375
2021	\$295,092	\$70,000	\$365,092	\$304,886
2020	\$281,681	\$50,000	\$331,681	\$277,169

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.