



**Address:** [8249 PEARL ST](#)  
**City:** NORTH RICHLAND HILLS  
**Georeference:** 40790-A-12  
**Subdivision:** SUNNY MEADOW ADDITION-NRH  
**Neighborhood Code:** 3M130P

**Latitude:** 32.8610611194  
**Longitude:** -97.2038334408  
**TAD Map:** 2090-432  
**MAPSCO:** TAR-038Y



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SUNNY MEADOW ADDITION-  
NRH Block A Lot 12

**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:** 1974

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$211,823

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

**Site Number:** 03028003

**Site Name:** SUNNY MEADOW ADDITION-NRH-A-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,462

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,241

**Land Acres<sup>\*</sup>:** 0.2121

**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:**

BRANDT TROY  
BRANDT KIMBERLY A

**Primary Owner Address:**

8249 PEAL ST  
NORTH RICHLAND HILLS, TX 76180

**Deed Date:** 2/2/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217030493](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRANDT TROY	1/24/2001	00147060000250	0014706	0000250
EAKINS RANDY E	5/27/1999	00138450000092	0013845	0000092
ANTES ANTHONY R;ANTES HELENA J	8/2/1996	00124680002055	0012468	0002055
BYERS JOHNNY W;BYERS PAMELA	9/10/1984	00079520001516	0007952	0001516
GREGORY ALUMBAUGH	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 <sup>+</sup>
2025	\$151,823	\$60,000	\$211,823	\$211,823
2024	\$151,823	\$60,000	\$211,823	\$197,911
2023	\$144,963	\$60,000	\$204,963	\$179,919
2022	\$144,989	\$35,000	\$179,989	\$163,563
2021	\$113,694	\$35,000	\$148,694	\$148,694
2020	\$142,649	\$35,000	\$177,649	\$135,927

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.