



Latitude: 32.8214810505
Longitude: -97.2442193367
TAD Map: 2078-420
MAPSCO: TAR-051P



City:
Georeference: A 953-2F01E
Subdivision: LYNCH, MAHALY SURVEY
Neighborhood Code: 3H040F

Google Map or type unknown

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

PROPERTY DATA

Legal Description: LYNCH, MAHALY SURVEY
Abstract 953 Tract 2F01E 24A3-24D ABST 953A

Jurisdictions:

CITY OF N RICHLAND HILLS (018)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDVILLE ISD (902)

State Code: C1

Year Built: 0

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2024

Notice Value: \$52,325

Protest Deadline Date: 5/24/2024

Site Number: 04321367

Site Name: LYNCH, MAHALY SURVEY-2F01E

Site Class: C1 - Residential - Vacant Land

Parcels: 1

Approximate Size⁺⁺⁺: 0

Percent Complete: 0%

Land Sqft^{*}: 11,550

Land Acres^{*}: 0.2651

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:

LARA JOSE GUADALUPE
SALAZAR MARIA DEL ROSARIO

Primary Owner Address:

6044 RICKENBACKER PL
FORT WORTH, TX 76112

Deed Date: 8/31/2023

Deed Volume:

Deed Page:

Instrument: [D223158362](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROYAL CROWN BUILDERS GROUP LLC	3/27/2023	D223050199		
SHIPPS DONALD W	10/25/2022	D222261885		
SHIPPS AMY R;SHIPPS DONALD W	11/22/2013	D213300655	0000000	0000000
SHIPPS MAXINE EST	9/13/2013	D213243759	0000000	0000000
DS&MS HOLDINGS LTD	5/25/2010	D210130630	0000000	0000000
SHIPPS DAVID;SHIPPS MAXINE	1/21/1985	00080650000331	0008065	0000331
PETERSON GEORGE W	3/19/1982	00072650002304	0007265	0002304
PETERSON G H	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	\$0	\$0	\$0	\$0
2023	\$0	\$46,500	\$46,500	\$46,500
2022	\$0	\$36,498	\$36,498	\$36,498
2021	\$0	\$7,000	\$7,000	\$7,000
2020	\$0	\$7,000	\$7,000	\$7,000
0	\$0	\$0	\$0	\$0

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.