



Address: [6613 MEADOWRIDGE CT](#)
City: NORTH RICHLAND HILLS
Georeference: 25493-1-3
Subdivision: MEADOW RIDGE ESTATES ADDITION
Neighborhood Code: 3H060C

Latitude: 32.8371825302
Longitude: -97.2411551886
TAD Map: 2078-424
MAPSCO: TAR-051L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MEADOW RIDGE ESTATES
ADDITION Block 1 Lot 3

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: 1984

Personal Property Account: N/A

Agent: OOWNWELL INC (12140)

Protest Deadline Date: 5/24/2024

Site Number: 04800680

Site Name: MEADOW RIDGE ESTATES ADDITION-1-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,280

Percent Complete: 100%

Land Sqft^{*}: 14,741

Land Acres^{*}: 0.3384

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

ODOM AVERY
DUVALL CAMERON

Primary Owner Address:

6613 MEADOWRIDGE CT
NORTH RICHLAND HILLS, TX 76180

Deed Date: 6/11/2021

Deed Volume:

Deed Page:

Instrument: [D221169700](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TARRANT NAVY VETERAN TRUST	7/6/2019	D219148576		
ALLEN LINDA;ALLEN TERRY	7/18/2018	D218159175		
FRAZE DAVID W;FRAZE LISA L	4/27/2015	D215085666		
KNIFONG GARY T;KNIFONG JUDITH	9/19/1985	00083130002197	0008313	0002197
BILL MARTIN & ASSOC INC	9/20/1983	00076190000238	0007619	0000238
MARTIN DEVELOPMENT CORP	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	\$345,904	\$82,112	\$428,016	\$428,016
2024	\$345,904	\$82,112	\$428,016	\$428,016
2023	\$347,478	\$82,112	\$429,590	\$413,685
2022	\$321,388	\$54,689	\$376,077	\$376,077
2021	\$287,373	\$22,000	\$309,373	\$309,373
2020	\$275,552	\$22,000	\$297,552	\$297,552

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.