



Address: [7317 HIALEAH CIR W](#)
City: NORTH RICHLAND HILLS
Georeference: 13963-2-5
Subdivision: FLAMINGO ESTATES ADDITION
Neighborhood Code: 3M040J

Latitude: 32.8819392064
Longitude: -97.1932530794
TAD Map: 2090-440
MAPSCO: TAR-038M



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

PROPERTY DATA

Legal Description: FLAMINGO ESTATES
ADDITION Block 2 Lot 5

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: 1986

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$356,676

Protest Deadline Date: 5/24/2024

Site Number: 05183847

Site Name: FLAMINGO ESTATES ADDITION-2-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,737

Percent Complete: 100%

Land Sqft^{*}: 11,304

Land Acres^{*}: 0.2595

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:

FROHMAN NATHAN M
FROHMAN ALISON T

Primary Owner Address:

7317 HIALEAH CIR W
NORTH RICHLAND HILLS, TX 76182

Deed Date: 6/2/2017

Deed Volume:

Deed Page:

Instrument: [D217127029](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|--------------------------------------|------------|----------------|-------------|-----------|
| BLANKENSHIP ANGELA;BLANKENSHIP BOE W | 2/28/2002 | 00155160000219 | 0015516 | 0000219 |
| HOME AMERICA INC | 1/1/2002 | 00153950000258 | 0015395 | 0000258 |
| FLETCHER DENNIS | 6/26/1996 | 00124170000931 | 0012417 | 0000931 |
| HOWARD DONALD D;HOWARD MARSHA | 5/21/1991 | 00102650001813 | 0010265 | 0001813 |
| BROLICK JOHN B | 5/27/1987 | 00089610000414 | 0008961 | 0000414 |
| BRANDT CHARLENE;BRANDT NEAL F | 12/18/1986 | 00087830002007 | 0008783 | 0002007 |
| HALL GARY | 10/1/1985 | 00083250000811 | 0008325 | 0000811 |
| DESTINY HOMES INC | 6/12/1984 | 00078560000535 | 0007856 | 0000535 |
| AUBREY BROTHERS | 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 | \$250,000 | \$85,000 | \$335,000 | \$335,000 |
| 2024 | \$271,676 | \$85,000 | \$356,676 | \$325,279 |
| 2023 | \$285,000 | \$85,000 | \$370,000 | \$295,708 |
| 2022 | \$265,000 | \$55,000 | \$320,000 | \$268,825 |
| 2021 | \$189,386 | \$55,000 | \$244,386 | \$244,386 |
| 2020 | \$197,500 | \$55,000 | \$252,500 | \$252,500 |

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)

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Tarrant Appraisal District Property Information | PDF

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.