



**Address:** [6609 CENTRAL AVE](#)  
**City:** NORTH RICHLAND HILLS  
**Georeference:** 14675-6-1  
**Subdivision:** FOX HOLLOW ADDITION-NRH  
**Neighborhood Code:** M3K01F

**Latitude:** 32.8663876334  
**Longitude:** -97.2158535164  
**TAD Map:** 2084-436  
**MAPSCO:** TAR-038S



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** FOX HOLLOW ADDITION-NRH  
Block 6 Lot 1

**Jurisdictions:**  
CITY OF N RICHLAND HILLS (018)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
BIRDEVILLE ISD (902)

**State Code:** B  
**Year Built:** 1984  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 05420385  
**Site Name:** FOX HOLLOW ADDITION-NRH-6-1  
**Site Class:** B - Residential - Multifamily  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,154  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 15,871  
**Land Acres<sup>\*</sup>:** 0.3643  
**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:**  
BEDNAR LINDSEY DANIELLE  
**Primary Owner Address:**  
6609 CENTRAL AVE  
NORTH RICHLAND HILLS, TX 76182

**Deed Date:** 4/15/2025  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D225067157](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARTER HOMER J	10/6/2011	<a href="#">D211260741</a>	0000000	0000000
J & G CARTER PROPERTIES LLC	5/22/2007	<a href="#">D207188610</a>	0000000	0000000
CARTER HOMER JAMES	2/1/2007	<a href="#">D207040191</a>	0000000	0000000
KOEHN KAREN A;KOEHN RONALD W	4/14/2001	00148330000147	0014833	0000147
SKOKAN DIANA C;SKOKAN JAMES	12/20/1991	00104830001559	0010483	0001559
BUTLER DONALD S;BUTLER SUSAN	11/27/1990	00101150000075	0010115	0000075
HILL FINANCIAL SAVINGS ASSN	5/5/1987	00089400002168	0008940	0002168
NEWMAN FRIEDA;NEWMAN RONNIE E	12/11/1984	00080290001771	0008029	0001771
BURT COLLINS INVESTMENTS	1/1/1984	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	\$271,340	\$40,000	\$311,340	\$311,340
2024	\$271,340	\$40,000	\$311,340	\$311,340
2023	\$271,340	\$40,000	\$311,340	\$311,340
2022	\$132,000	\$40,000	\$172,000	\$172,000
2021	\$212,079	\$40,000	\$252,079	\$252,079
2020	\$203,631	\$12,000	\$215,631	\$215,631

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.