



**Address:** [7105 NICOLE CT](#)  
**City:** NORTH RICHLAND HILLS  
**Georeference:** 10880-8-10  
**Subdivision:** EDEN ADDITION  
**Neighborhood Code:** 3M040K

**Latitude:** 32.8792016726  
**Longitude:** -97.1935092619  
**TAD Map:** 2090-440  
**MAPSCO:** TAR-038R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** EDEN ADDITION Block 8 Lot 10

**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:** 1986

**Personal Property Account:** N/A

**Agent:** TEXAS PROPERTY TAX REDUCTIONS LLC (00224)

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

**Site Number:** 05485363  
**Site Name:** EDEN ADDITION-8-10  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,946  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 9,850  
**Land Acres<sup>\*</sup>:** 0.2261  
**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:**

MILLER RONALD K  
MILLER CINDY

**Primary Owner Address:**

7105 NICOLE CT  
FORT WORTH, TX 76182-3250

**Deed Date:** 7/30/1986  
**Deed Volume:** 0008632  
**Deed Page:** 0000016  
**Instrument:** 00086320000016

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FOSTER & ROLAND BUILDERS INC	3/31/1986	00084990000106	0008499	0000106
ED FOSTER CONST INC	2/25/1986	00084670000186	0008467	0000186
SHERMAN GARRETT	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	\$204,137	\$70,000	\$274,137	\$274,137
2024	\$255,617	\$70,000	\$325,617	\$325,617
2023	\$264,121	\$70,000	\$334,121	\$332,027
2022	\$295,645	\$45,000	\$340,645	\$301,843
2021	\$229,403	\$45,000	\$274,403	\$274,403
2020	\$211,466	\$45,000	\$256,466	\$256,466

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.