



Address: [7109 JEFFREY ST](#)
City: NORTH RICHLAND HILLS
Georeference: 10880-8-19
Subdivision: EDEN ADDITION
Neighborhood Code: 3M040K

Latitude: 32.8794559858
Longitude: -97.1926127818
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 19

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: 1989

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$372,797

Protest Deadline Date: 5/24/2024

Site Number: 05485568

Site Name: EDEN ADDITION-8-19

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,673

Percent Complete: 100%

Land Sqft^{*}: 10,487

Land Acres^{*}: 0.2407

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:

BUCHANAN MEGAN ELIZABETH
BUCHANAN JAMES RYAN

Primary Owner Address:

7109 JEFFREY ST
NORTH RICHLAND HILLS, TX 76182

Deed Date: 4/1/2019

Deed Volume:

Deed Page:

Instrument: [D219066990](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TURNER FAITH E;TURNER JASON B	6/17/2009	D209165610	0000000	0000000
SAIN LISA R;SAIN RANDY G	5/31/1989	00096210001124	0009621	0001124
NORTH HILLS CUSTOM HOMES CORP	4/25/1989	00095930001933	0009593	0001933
CROW JEANA DBA JMC PROP	4/24/1989	00095930001927	0009593	0001927
E & L CONSTRUCTION CO	5/3/1985	00081710002137	0008171	0002137
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 ⁺
2025	\$302,797	\$70,000	\$372,797	\$362,898
2024	\$302,797	\$70,000	\$372,797	\$329,907
2023	\$255,624	\$70,000	\$325,624	\$299,915
2022	\$260,826	\$45,000	\$305,826	\$272,650
2021	\$202,864	\$45,000	\$247,864	\$247,864
2020	\$187,160	\$45,000	\$232,160	\$232,160

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.