



Address: [7804 CORTLAND AVE](#)
City: NORTH RICHLAND HILLS
Georeference: 39955-1-2
Subdivision: SPRING MEADOWS ADDITION-NRH
Neighborhood Code: 3M0301

Latitude: 32.8698523064
Longitude: -97.2147972782
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: SPRING MEADOWS ADDITION-NRH Block 1 Lot 2

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: 1988

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 05930006

Site Name: SPRING MEADOWS ADDITION-NRH-1-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,712

Percent Complete: 100%

Land Sqft^{*}: 8,140

Land Acres^{*}: 0.1868

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:

KELLEY CHARLES D JR

KELLEY CHER

Primary Owner Address:

7804 CORTLAND DR

NORTH RICHLAND HILLS, TX 76182-3962

Deed Date: 9/16/1988

Deed Volume: 0009385

Deed Page: 0000300

Instrument: 00093850000300

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARVIN D SMITH CORP	5/11/1988	00092730000358	0009273	0000358
HERITAGE DEVELOPMENT CO	1/1/1985	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	\$185,889	\$35,000	\$220,889	\$220,889
2024	\$185,889	\$35,000	\$220,889	\$220,889
2023	\$201,435	\$35,000	\$236,435	\$236,435
2022	\$197,768	\$35,000	\$232,768	\$225,272
2021	\$199,324	\$35,000	\$234,324	\$204,793
2020	\$191,942	\$35,000	\$226,942	\$186,175

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.