



**Address:** [7712 RIDGEWAY CT](#)  
**City:** NORTH RICHLAND HILLS  
**Georeference:** 24955-A-4R  
**Subdivision:** MARTIN OAKS SUBDIVISION  
**Neighborhood Code:** 3M030F

**Latitude:** 32.8867713436  
**Longitude:** -97.2148444462  
**TAD Map:** 2084-440  
**MAPSCO:** TAR-038J



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** MARTIN OAKS SUBDIVISION  
Block A Lot 4R

**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:** 1996  
**Personal Property Account:** N/A  
**Agent:** CHANDLER CROUCH (11730)  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$383,482  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 06089984  
**Site Name:** MARTIN OAKS SUBDIVISION-A-4R  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,150  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 10,933  
**Land Acres<sup>\*</sup>:** 0.2509  
**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:**  
THOMAS AND CYNTHIA RECH LIVING TRUST  
**Primary Owner Address:**  
7712 RIDGEWAY CT  
NORTH RICHLAND HILLS, TX 76182

**Deed Date:** 8/27/2024  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D224152911](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RECH CYNTHIA;RECH THOMAS	5/13/2021	<a href="#">D221137631</a>		
GARY JEFFREY;GARY NATALIE	11/5/2019	<a href="#">D219256561</a>		
ROBERTS DON M;ROBERTS MARCILE	10/24/1996	00125600002071	0012560	0002071
D A DEGUIRE & CO INC	6/24/1996	00124120000638	0012412	0000638
MARTIN M F	1/1/1986	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	\$313,482	\$70,000	\$383,482	\$383,482
2024	\$313,482	\$70,000	\$383,482	\$383,482
2023	\$316,095	\$70,000	\$386,095	\$386,095
2022	\$345,476	\$45,000	\$390,476	\$390,476
2021	\$296,249	\$45,000	\$341,249	\$330,326
2020	\$255,296	\$45,000	\$300,296	\$300,296

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.