



Address: [5612 CANCUN DR](#)
City: NORTH RICHLAND HILLS
Georeference: 18815-27-4R1
Subdivision: HOLIDAY WEST ADDITION
Neighborhood Code: 3M120G

Latitude: 32.8486560717
Longitude: -97.2345166835
TAD Map: 2078-428
MAPSCO: TAR-051C



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

PROPERTY DATA

Legal Description: HOLIDAY WEST ADDITION
Block 27 Lot 4R1

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: 1993

Personal Property Account: N/A

Agent: RYAN LLC (00320R)

Protest Deadline Date: 5/24/2024

Site Number: 06179827

Site Name: HOLIDAY WEST ADDITION-27-4R1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,604

Percent Complete: 100%

Land Sqft^{*}: 4,950

Land Acres^{*}: 0.1136

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:

BOULTON PROPERTIES LLC

Primary Owner Address:

2325 POINTE PKWY STE 250
CARMEL, IN 46032

Deed Date: 9/9/2022

Deed Volume:

Deed Page:

Instrument: [D222241551](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CROWNE PROPERTY ACQUISITIONS LLC	6/14/2022	D222152257		
CHRIS SIBLEY INVESTMENTS LLC	4/17/2017	D217085966		
NRZ REO VI CORP	11/3/2016	D216262519		
CITIBANK N.A.	9/6/2016	D216215148		
VALLE OSCAR	5/24/2001	00149100000024	0014910	0000024
CRUMP GARY RICHARD	1/27/1997	00126560002317	0012656	0002317
VACCARO ANTONETTE	3/19/1993	00109990001372	0010999	0001372
VOLKMAN'S INC	7/25/1991	00103330002373	0010333	0002373
TEXAS COMMERCE BANK	6/4/1991	00102750001488	0010275	0001488
M G M DEVELOPMENT CO	1/1/1987	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	\$211,341	\$54,000	\$265,341	\$265,341
2024	\$237,875	\$54,000	\$291,875	\$291,875
2023	\$239,416	\$54,000	\$293,416	\$293,416
2022	\$143,500	\$31,500	\$175,000	\$175,000
2021	\$143,500	\$31,500	\$175,000	\$175,000
2020	\$143,500	\$31,500	\$175,000	\$175,000

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

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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.