



**Address:** 7616 DOUGLAS LN  
**City:** NORTH RICHLAND HILLS  
**Georeference:** 10115-1-3  
**Subdivision:** DOUGLAS ESTATES ADDITION  
**Neighborhood Code:** 3M030A

**Latitude:** 32.8861739258  
**Longitude:** -97.2261451427  
**TAD Map:** 2084-440  
**MAPSCO:** TAR-037M



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** DOUGLAS ESTATES ADDITION  
Block 1 Lot 3

**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:** 1990  
**Personal Property Account:** N/A  
**Agent:** CANTRELL MCCULLOCH INC (00751)  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 06387683  
**Site Name:** DOUGLAS ESTATES ADDITION-1-3  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,644  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 21,877  
**Land Acres<sup>\*</sup>:** 0.5022  
**Pool:** Y

<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:**  
SLOAN JEFFREY K  
SLOAN CHRISTY  
**Primary Owner Address:**  
7616 DOUGLAS LN  
NORTH RICHLAND HILLS, TX 76182-9103

**Deed Date:** 8/12/1998  
**Deed Volume:** 0013374  
**Deed Page:** 0000181  
**Instrument:** 00133740000181

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SHIRLEY NANCY J	7/20/1990	00099910001976	0009991	0001976
MOMANS IRENE	1/1/1989	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	\$276,335	\$212,665	\$489,000	\$489,000
2024	\$276,335	\$212,665	\$489,000	\$489,000
2023	\$387,335	\$212,665	\$600,000	\$444,821
2022	\$312,678	\$212,665	\$525,343	\$404,383
2021	\$306,254	\$75,330	\$381,584	\$367,621
2020	\$276,448	\$57,753	\$334,201	\$334,201

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.