



Address: [7501 ORCHARD CT](#)
City: NORTH RICHLAND HILLS
Georeference: 31938M-1-13
Subdivision: PEACHTREE ESTATES
Neighborhood Code: 3M030F

Latitude: 32.8838567411
Longitude: -97.219212851
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: PEACHTREE ESTATES Block 1
Lot 13

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: 1991

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06432859

Site Name: PEACHTREE ESTATES-1-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,386

Percent Complete: 100%

Land Sqft^{*}: 11,923

Land Acres^{*}: 0.2737

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:

KUHN WILLIAM

KUHN MOLLEE

Primary Owner Address:

7501 ORCHARD CT
N RICHLND HLS, TX 76182-7900

Deed Date: 7/19/2006

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D206224041](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LYNCH JEFFREY M	6/23/1998	00132840000227	0013284	0000227
DIMOFF SAM	12/3/1991	00104640001420	0010464	0001420
PROUTY TOM	4/15/1991	00102290001252	0010229	0001252
SUNNYBROOK PROPERTIES	1/1/1990	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	\$344,136	\$70,000	\$414,136	\$414,136
2024	\$344,136	\$70,000	\$414,136	\$414,136
2023	\$327,811	\$70,000	\$397,811	\$397,811
2022	\$330,352	\$45,000	\$375,352	\$362,581
2021	\$284,619	\$45,000	\$329,619	\$329,619
2020	\$262,175	\$45,000	\$307,175	\$307,175

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.