



**Address:** [8617 ASHLEY CT](#)  
**City:** NORTH RICHLAND HILLS  
**Georeference:** 37968-2-30  
**Subdivision:** SHADY OAKS ADDITION-NRH  
**Neighborhood Code:** 3K330B

**Latitude:** 32.9056691945  
**Longitude:** -97.1986812082  
**TAD Map:** 2090-448  
**MAPSCO:** TAR-038C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SHADY OAKS ADDITION-NRH  
Block 2 Lot 30

**Jurisdictions:**

CITY OF N RICHLAND HILLS (018)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 1991

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$513,692

**Protest Deadline Date:** 5/24/2024

**Site Number:** 06458947

**Site Name:** SHADY OAKS ADDITION-NRH-2-30

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,685

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,920

**Land Acres<sup>\*</sup>:** 0.2277

**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:**

NEADERHISER JANET R  
NEADERHISER JOHN

**Primary Owner Address:**

8617 ASHLEY CT  
NORTH RICHLAND HILLS, TX 76182

**Deed Date:** 12/11/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219286508](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HALL ANTHONY W;HALL JULIE A	5/27/2004	<a href="#">D204169197</a>	0000000	0000000
BILLMAN ANNETTE;BILLMAN BOBBY K	5/17/1999	00138280000386	0013828	0000386
CHURCHER PETER L;CHURCHER ROSE M	10/24/1996	00125640000840	0012564	0000840
BENEDICK IRIS K;BENEDICK RONALD D	8/15/1991	00103600002400	0010360	0002400
H GRADY PAYNE CO	4/8/1991	00102360000964	0010236	0000964
SHADY OAKS DEVELOPMENT CORP	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 <sup>+</sup>
2025	\$418,692	\$95,000	\$513,692	\$513,692
2024	\$418,692	\$95,000	\$513,692	\$471,472
2023	\$438,252	\$95,000	\$533,252	\$428,611
2022	\$314,646	\$75,000	\$389,646	\$389,646
2021	\$285,091	\$75,000	\$360,091	\$360,091
2020	\$304,114	\$75,000	\$379,114	\$379,114

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.