



Address: [7613 CHESTNUT DR](#)
City: NORTH RICHLAND HILLS
Georeference: 13495-16-4
Subdivision: FAIR OAKS ESTATES ADDITION
Neighborhood Code: 3M030I

Latitude: 32.8962967654
Longitude: -97.215058633
TAD Map: 2084-444
MAPSCO: TAR-038E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FAIR OAKS ESTATES
ADDITION Block 16 Lot 4

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: 1992
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 06501346
Site Name: FAIR OAKS ESTATES ADDITION-16-4
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,074
Percent Complete: 100%
Land Sqft^{*}: 9,396
Land Acres^{*}: 0.2157
Pool: Y

+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
PRUETT TROY W
PRUETT TERESA
Primary Owner Address:
7613 CHESTNUT DR
NORTH RICHLAND HILLS, TX 76182-8743

Deed Date: 8/15/2003
Deed Volume: 0017094
Deed Page: 0000012
Instrument: [D203309262](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARCOM KEITH W;MARCOM LAURA A	2/28/1992	00105530000265	0010553	0000265
CENTEX REAL EST CORP	1/1/1991	000000000000000	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	\$338,947	\$80,000	\$418,947	\$418,947
2024	\$338,947	\$80,000	\$418,947	\$418,947
2023	\$359,562	\$80,000	\$439,562	\$397,421
2022	\$314,065	\$55,000	\$369,065	\$361,292
2021	\$281,951	\$55,000	\$336,951	\$328,447
2020	\$250,650	\$55,000	\$305,650	\$298,588

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.