



Address: [7002 LINCOLN DR](#)
City: NORTH RICHLAND HILLS
Georeference: 24860-4-1B
Subdivision: MAROAKS ADDITION
Neighborhood Code: A3K010F

Latitude: 32.8838241911
Longitude: -97.2297810286
TAD Map: 2078-440
MAPSCO: TAR-037M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MAROAKS ADDITION Block 4
Lot 1B

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: 1984
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 800050566
Site Name: MAROAKS ADDITION 4 1B
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,127
Percent Complete: 100%
Land Sqft^{*}: 4,540
Land Acres^{*}: 0.1000
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:
WANG WENXIN
Primary Owner Address:
819 PEARL DR
SOUTHLAKE, TX 76092-6206

Deed Date: 5/16/2018
Deed Volume:
Deed Page:
Instrument: [D218111057](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COBB ALICIA AYALA TRUSTEE	12/18/2007	D207454281	0000000	0000000
ALLEN VEDA M EST	1/1/1992	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	\$165,000	\$20,000	\$185,000	\$185,000
2024	\$183,957	\$20,000	\$203,957	\$203,957
2023	\$196,033	\$20,000	\$216,033	\$216,033
2022	\$138,341	\$20,000	\$158,341	\$158,341
2021	\$116,746	\$7,000	\$123,746	\$123,746
2020	\$112,787	\$7,000	\$119,787	\$119,787

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

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.