



Address: [6040 RUFÉ SNOW DR](#)
City: NORTH RICHLAND HILLS
Georeference: 30285-B-1
Subdivision: NORTHLAND SHOPPING ADDITION
Neighborhood Code: RET-North Richland Hills General

Latitude: 32.8563553458
Longitude: -97.2378336169
TAD Map: 2078-432
MAPSCO: TAR-037Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: NORTHLAND SHOPPING
ADDITION Block B Lot 1

Jurisdictions:

- CITY OF N RICHLAND HILLS (018)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- BIRDVILLE ISD (902)

State Code: F1

Year Built: 1993

Personal Property Account: [10057900](#)

Agent: TARRANT PROPERTY TAX SERVICE (00065)

Notice Sent Date: 5/1/2025

Notice Value: \$1,353,480

Protest Deadline Date: 5/31/2024

Site Number: 80642640
Site Name: LIGHTING ETC
Site Class: RETGen - Retail-General/Specialty
Parcels: 1
Primary Building Name: LIGHTING ETC / 06602436
Primary Building Type: Commercial
Gross Building Area⁺⁺⁺: 7,332
Net Leasable Area⁺⁺⁺: 7,332
Percent Complete: 100%
Land Sqft^{*}: 37,000
Land Acres^{*}: 0.8494
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:

6040 RUFÉ SNOW LLC

Primary Owner Address:

6040 RUFÉ SNOW DR
FORT WORTH, TX 76148-3665

Deed Date: 1/29/2014
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D214036224](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COOPER CLAUDETTE;COOPER ROBERT JR	11/23/2004	D204369511	0000000	0000000
HI-LO AUTO SUPPLY LP 536	3/18/1998	00131300000449	0013130	0000449
NATIONSBANC LEASING 7 RE CORP	6/30/1997	00129060000498	0012906	0000498
NATIONSBANC LEASING CORP	1/1/1993	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	\$539,480	\$814,000	\$1,353,480	\$1,231,776
2024	\$212,480	\$814,000	\$1,026,480	\$1,026,480
2023	\$444,999	\$555,001	\$1,000,000	\$1,000,000
2022	\$676,150	\$296,000	\$972,150	\$972,150
2021	\$634,000	\$296,000	\$930,000	\$930,000
2020	\$664,000	\$296,000	\$960,000	\$960,000

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.