



Address: [8401 BERKSHIRE DR](#)
City: NORTH RICHLAND HILLS
Georeference: 37983-5-6
Subdivision: SHADY OAKS ADDITION-NRH
Neighborhood Code: 3K330B

Latitude: 32.903797153
Longitude: -97.2056754667
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 5 Lot 6

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: 1995
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$487,105
Protest Deadline Date: 5/24/2024

Site Number: 06744311
Site Name: SHADY OAKS ADDITION-NRH-5-6
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,459
Percent Complete: 100%
Land Sqft^{*}: 16,812
Land Acres^{*}: 0.3859
Pool: Y

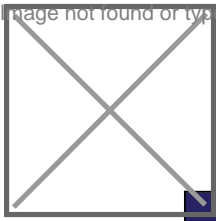
⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
BOYD CHRISTOPHER W
BOYD SHANNAN
Primary Owner Address:
8401 BERKSHIRE DR
FORT WORTH, TX 76182-8455

Deed Date: 1/30/1996
Deed Volume: 0012251
Deed Page: 0001596
Instrument: 00122510001596



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WEEKLEY HOMES INC	9/27/1995	00121200001678	0012120	0001678
SHADY OAKS ASSOC LP	1/1/1994	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	\$392,105	\$95,000	\$487,105	\$487,105
2024	\$392,105	\$95,000	\$487,105	\$463,188
2023	\$416,169	\$95,000	\$511,169	\$421,080
2022	\$338,149	\$75,000	\$413,149	\$382,800
2021	\$273,000	\$75,000	\$348,000	\$348,000
2020	\$273,000	\$75,000	\$348,000	\$348,000

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

- 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.