



Address: [7708 WOODHAVEN DR](#)
City: NORTH RICHLAND HILLS
Georeference: 22740-25-8
Subdivision: KINGSWOOD ESTATES ADDITION-NRH
Neighborhood Code: 3M0307

Latitude: 32.8896348315
Longitude: -97.2138140842
TAD Map: 2084-444
MAPSCO: TAR-038F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: KINGSWOOD ESTATES
ADDITION-NRH Block 25 Lot 8

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: 1998

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$558,024

Protest Deadline Date: 5/24/2024

Site Number: 07114958

Site Name: KINGSWOOD ESTATES ADDITION-NRH-25-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,677

Percent Complete: 100%

Land Sqft^{*}: 11,449

Land Acres^{*}: 0.2628

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:

THE CHERYLE LYNN HUTCHISON AND MICHAEL PAUL HUTCHISON LIVING TRUST

Primary Owner Address:

7708 WOODHAVEN DR
NORTH RICHLAND HILLS, TX 76182

Deed Date: 2/11/2025

Deed Volume:

Deed Page:

Instrument: [D225023439](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HUTCHISON CHERYLE L;HUTCHISON M P	4/23/1998	00131900000339	0013190	0000339
M & J CONSTRUCTION CORP	1/1/1997	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	\$468,024	\$90,000	\$558,024	\$558,024
2024	\$468,024	\$90,000	\$558,024	\$530,363
2023	\$443,562	\$90,000	\$533,562	\$482,148
2022	\$390,454	\$65,000	\$455,454	\$438,316
2021	\$333,469	\$65,000	\$398,469	\$398,469
2020	\$334,986	\$65,000	\$399,986	\$365,103

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.