



Address: [8150 BOULEVARD 26](#)
City: NORTH RICHLAND HILLS
Georeference: 34150-H-1A-30
Subdivision: RICHLAND OAKS SUBDIVISION
Neighborhood Code: MED-North Tarrant County General

Latitude: 32.8396153917
Longitude: -97.2057549118
TAD Map: 2090-424
MAPSCO: TAR-052F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RICHLAND OAKS SUBDIVISION
Block H Lot 1A & 10' STRIP ON SOUTH

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: 2021

Personal Property Account: N/A

Agent: SOUTHLAND PROPERTY TAX CONSULTANTS INC (00344)

Notice Sent Date: 5/1/2025

Notice Value: \$2,657,516

Protest Deadline Date: 5/31/2024

Site Number: 80785042
Site Name: MED OFFICE
Site Class: MEDOff - Medical-Office
Parcels: 1
Primary Building Name: PREMIER REHAB / 07161093
Primary Building Type: Commercial
Gross Building Area+++ : 8,245
Net Leasable Area+++ : 8,245
Percent Complete: 100%
Land Sqft* : 45,889
Land Acres* : 1.0534
Pool: N

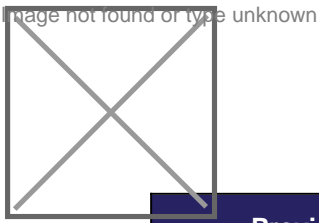
+++ Rounded.

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

OWNER INFORMATION

Current Owner:
KAMC INVESTMENTS LLC
Primary Owner Address:
898 LIBERTY LN
ROANOKE, TX 76262

Deed Date: 12/18/2020
Deed Volume:
Deed Page:
Instrument: [D220335155](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MANUEL FINANCIAL NO 2 LLC	8/31/2015	D215224866		
MANUEL TOMMY J	11/3/2000	00147110000344	0014711	0000344
YAN Y GAYLORD	1/1/1998	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	\$2,290,404	\$367,112	\$2,657,516	\$2,586,000
2024	\$1,787,888	\$367,112	\$2,155,000	\$2,155,000
2023	\$1,611,688	\$367,112	\$1,978,800	\$1,978,800
2022	\$567,172	\$206,500	\$773,672	\$773,672
2021	\$0	\$160,612	\$160,612	\$160,612
2020	\$0	\$160,612	\$160,612	\$160,612

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.