



Address: [7304 SPRING OAK DR](#)
City: NORTH RICHLAND HILLS
Georeference: 30588-10-20
Subdivision: OAK HILLS ADDITION
Neighborhood Code: 3M040I

Latitude: 32.8811620682
Longitude: -97.1884142495
TAD Map: 2090-440
MAPSCO: TAR-038M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: OAK HILLS ADDITION Block 10
Lot 20

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: 1999

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 07161859

Site Name: OAK HILLS ADDITION-10-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,250

Percent Complete: 100%

Land Sqft^{*}: 9,187

Land Acres^{*}: 0.2109

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:

CONNOLLY CAITLIN

PRICE JORY

Primary Owner Address:

7304 SPRING OAK DR
NORTH RICHLAND HILLS, TX 76182

Deed Date: 11/9/2020

Deed Volume:

Deed Page:

Instrument: [D220296151](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PERRIN KENNETH B;PERRIN KIM A P	3/14/2013	D213068877	0000000	0000000
CORZINE GWENDOLYN;CORZINE LARRY	1/5/2000	00141700000225	0014170	0000225
WAYNE GUNTER HOMES INC	8/5/1999	00139860000113	0013986	0000113
OAK HILLS JV	1/1/1998	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	\$393,088	\$85,000	\$478,088	\$478,088
2024	\$393,088	\$85,000	\$478,088	\$478,088
2023	\$370,000	\$85,000	\$455,000	\$445,589
2022	\$350,603	\$55,000	\$405,603	\$405,081
2021	\$313,255	\$55,000	\$368,255	\$368,255
2020	\$248,294	\$55,000	\$303,294	\$303,294

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.