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Address: [8304 THISTLE CT](#)
City: NORTH RICHLAND HILLS
Georeference: 42003-1-16
Subdivision: THORNBRIDGE ADDITION
Neighborhood Code: 3K330E

Latitude: 32.8995529352
Longitude: -97.1915001159
TAD Map: 2090-448
MAPSCO: TAR-038D



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

PROPERTY DATA

Legal Description: THORNBRIDGE ADDITION
Block 1 Lot 16

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: 1999

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$710,400

Protest Deadline Date: 5/24/2024

Site Number: 07172753

Site Name: THORNBRIDGE ADDITION-1-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,950

Percent Complete: 100%

Land Sqft^{*}: 15,111

Land Acres^{*}: 0.3469

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:

MOREAU MICHAEL R
MOREAU CHRISTI

Primary Owner Address:

8304 THISTLE CT
N RICHLND HLS, TX 76182-8640

Deed Date: 8/30/2001

Deed Volume: 0015116

Deed Page: 0000023

Instrument: 00151160000023



Previous Owners	Date	Instrument	Deed Volume	Deed Page
STALLCUP FRNAK;STALLCUP THERESA	1/21/2000	00141920000025	0014192	0000025
DEBOER CUSTOM HOMES INC	6/21/1999	00138820000243	0013882	0000243
MLS PARTNERS LTD	1/27/1999	00136390000220	0013639	0000220
SANDLIN & BARFIELD 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	\$562,968	\$147,432	\$710,400	\$710,400
2024	\$562,968	\$147,432	\$710,400	\$663,304
2023	\$516,472	\$147,432	\$663,904	\$603,004
2022	\$437,568	\$147,432	\$585,000	\$548,185
2021	\$406,537	\$100,000	\$506,537	\$498,350
2020	\$353,045	\$100,000	\$453,045	\$453,045

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.