



**Address:** [3114 OAKVIEW DR](#)  
**City:** HURST  
**Georeference:** 26054-4-9  
**Subdivision:** MILL CREEK WEST ADDITION  
**Neighborhood Code:** 3M020B

**Latitude:** 32.8769309833  
**Longitude:** -97.1757953392  
**TAD Map:** 2096-440  
**MAPSCO:** TAR-039P



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MILL CREEK WEST ADDITION  
Block 4 Lot 9

**Jurisdictions:**  
CITY OF HURST (028)  
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:** 07242077  
**Site Name:** MILL CREEK WEST ADDITION-4-9  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 3,708  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 31,865  
**Land Acres<sup>\*</sup>:** 0.7315  
**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**  
RICCIARDELLI NICHOLAS CHARLES  
RICCIARDELLI KATHLEEN SUSAN  
**Primary Owner Address:**  
3114 OAKVIEW DR  
HURST, TX 76054

**Deed Date:** 3/10/2020  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D220057319](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OLSON LISA;OLSON ROHN	12/4/1998	00135560000336	0013556	0000336
STINSON DEVELOPMENT CORP	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 <sup>+</sup>
2025	\$453,812	\$96,188	\$550,000	\$550,000
2024	\$453,812	\$96,188	\$550,000	\$550,000
2023	\$481,421	\$96,188	\$577,609	\$577,609
2022	\$470,361	\$58,781	\$529,142	\$529,142
2021	\$487,550	\$58,781	\$546,331	\$546,331
2020	\$433,177	\$58,781	\$491,958	\$415,262

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.