



Address: [6712 LUCAS LN](#)
City: NORTH RICHLAND HILLS
Georeference: 34064-1-19
Subdivision: RICHFIELD AT THE PARKS ADDN
Neighborhood Code: 3M030X

Latitude: 32.868331957
Longitude: -97.2160620868
TAD Map: 2084-436
MAPSCO: TAR-038S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RICHFIELD AT THE PARKS
ADDN Block 1 Lot 19

Jurisdictions:

CITY OF N RICHLAND HILLS (018)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDVILLE ISD (902)

State Code: A

Year Built: 2002

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 07630921

Site Name: RICHFIELD AT THE PARKS ADDN-1-19

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,810

Percent Complete: 100%

Land Sqft^{*}: 7,927

Land Acres^{*}: 0.1819

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:

PADILLA DAWN

Primary Owner Address:

6712 LUCAS LN
NORTH RICHLAND HILLS, TX 76182

Deed Date: 7/2/2019

Deed Volume:

Deed Page:

Instrument: [D219144552](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FERRARI DENNIS;FERRARI ELIZABETH	1/31/2003	00164770000107	0016477	0000107
ALAMO CUSTOM BUILDERS INC	5/17/2001	00149070000489	0014907	0000489
WJF DEVELOPMENT LLC	1/1/2000	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	\$255,659	\$77,350	\$333,009	\$333,009
2024	\$255,659	\$77,350	\$333,009	\$333,009
2023	\$293,989	\$77,350	\$371,339	\$328,562
2022	\$281,746	\$45,000	\$326,746	\$298,693
2021	\$226,539	\$45,000	\$271,539	\$271,539
2020	\$227,614	\$45,001	\$272,615	\$272,615

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.