



Address: [7209 HUMMINGBIRD CT](#)
City: NORTH RICHLAND HILLS
Georeference: 18800-2-19
Subdivision: HOLIDAY MEADOWS ADDITION
Neighborhood Code: 3M120A

Latitude: 32.8497029887
Longitude: -97.2264616044
TAD Map: 2084-428
MAPSCO: TAR-051D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HOLIDAY MEADOWS
ADDITION Block 2 Lot 19

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: 2001
Personal Property Account: N/A
Agent: RYAN LLC (00320R)
Protest Deadline Date: 5/24/2024

Site Number: 07635044
Site Name: HOLIDAY MEADOWS ADDITION-2-19
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,256
Percent Complete: 100%
Land Sqft^{*}: 8,376
Land Acres^{*}: 0.1922
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:
RM1 SFR PROPCO A LP
Primary Owner Address:
1850 PARKWAY PL SUITE 900
MARIETTA, GA 30067

Deed Date: 10/27/2021
Deed Volume:
Deed Page:
Instrument: [D221317221](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHANG MEI HSIUNG;HE LIN WANG	6/19/2001	00150360000307	0015036	0000307
KARUFMAN & BROAD LONE STAR LP	3/29/2000	00142770000344	0014277	0000344
HOLIDAY MEADOWS JV	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	\$280,600	\$75,000	\$355,600	\$355,600
2024	\$357,352	\$75,000	\$432,352	\$432,352
2023	\$370,625	\$75,000	\$445,625	\$445,625
2022	\$203,527	\$45,000	\$248,527	\$248,527
2021	\$209,900	\$45,000	\$254,900	\$254,900
2020	\$209,900	\$45,000	\$254,900	\$254,900

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.