

Tarrant Appraisal District

Property Information | PDF

Account Number: 07765630

Address: 13616 HICKORY CREEK DR

City: TARRANT COUNTY Georeference: 1317-C-2

Subdivision: AVONDALE FARMS ADDITION

Neighborhood Code: 2Z3001

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

PROPERTY DATA

Legal Description: AVONDALE FARMS ADDITION

Block C Lot 2

Jurisdictions:

TARRANT COUNTY (220)

EMERGENCY SVCS DIST #1 (222) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

NORTHWEST ISD (911)

State Code: A Year Built: 2004

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025 Notice Value: \$429,089

Protest Deadline Date: 5/24/2024

Site Number: 07765630

Latitude: 32.9744836017

TAD Map: 2024-472 **MAPSCO:** TAR-004R

Longitude: -97.4090127414

Site Name: AVONDALE FARMS ADDITION-C-2 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,806
Percent Complete: 100%

Land Sqft*: 45,302 Land Acres*: 1.0399

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

SILVA GEORGE J SILVA NORMA A

Primary Owner Address: 13616 HICKORY CREEK DR HASLET, TX 76052-2432

Deed Volume: Deed Page:

Instrument: D220052188

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^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|---------------------------------------|------------|----------------|----------------|--------------|
| REESE CHARLES;REESE DEBORAH D | 5/22/2013 | D213130149 | 0000000 | 0000000 |
| REESE DEBORAH D | 2/15/2013 | D213040278 | 0000000 | 0000000 |
| PARSONS KRISTA PARSONS;PARSONS RYAN | 3/15/2012 | D212064609 | 0000000 | 0000000 |
| FEDERAL NATL MORTGAGE ASSOC | 9/6/2011 | D211221193 | 0000000 | 0000000 |
| TEKAUCIC THOMAS MICHAEL | 11/16/2007 | D208320744 | 0000000 | 0000000 |
| TRUDEAU MARY A;TRUDEAU T TEKAUC | 7/2/2004 | D204216879 | 0000000 | 0000000 |
| GOFF HOMES LTD | 4/19/2004 | D204123213 | 0000000 | 0000000 |
| HAMMERBECK MICHAEL;HAMMERBECK WALLACE | 1/30/2004 | D204042188 | 0000000 | 0000000 |
| GOFF DEVELOPMENT CORP | 1/4/2002 | 00153850000275 | 0015385 | 0000275 |
| JLL DEVELOPMENT VIII LP | 1/1/2001 | 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. <u>Tarrant County Tax Office Account Information</u>.

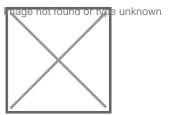
| Year | Improvement Market | Land Market | Total Market | Total Appraised* |
|------|--------------------|-------------|--------------|------------------|
| 2025 | \$307,489 | \$121,600 | \$429,089 | \$416,574 |
| 2024 | \$307,489 | \$121,600 | \$429,089 | \$378,704 |
| 2023 | \$317,025 | \$91,600 | \$408,625 | \$344,276 |
| 2022 | \$231,378 | \$81,600 | \$312,978 | \$312,978 |
| 2021 | \$232,472 | \$81,600 | \$314,072 | \$314,072 |
| 2020 | \$233,566 | \$81,600 | \$315,166 | \$315,166 |

Pending indicates that the property record has not yet been completed for the indicated tax year.

EXEMPTIONS / SPECIAL APPRAISAL

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.



• 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.

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