



**Address:** [8617 OLMSTEAD TERR](#)  
**City:** NORTH RICHLAND HILLS  
**Georeference:** 30177C-NN-30  
**Subdivision:** N RICHLAND HILLS TOWN CENTER  
**Neighborhood Code:** 3M130M

**Latitude:** 32.8544871847  
**Longitude:** -97.2002406697  
**TAD Map:** 2090-432  
**MAPSCO:** TAR-052C



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** N RICHLAND HILLS TOWN  
CENTER Block NN Lot 30

**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:** 07774052  
**Site Name:** N RICHLAND HILLS TOWN CENTER-NN-30  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 3,186  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 6,597  
**Land Acres<sup>\*</sup>:** 0.1514  
**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:**  
BTH SPENDTHRIFT TRUST  
**Primary Owner Address:**  
8617 OLMSTEAD TERR  
NORTH RICHLAND HILLS, TX 76180

**Deed Date:** 9/12/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D223175851](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BATCHLER DARLA;BATCHLER JAMES M	10/30/2002	00161020000273	0016102	0000273
WEEKLEY HOMES LP	5/6/2002	00156790000275	0015679	0000275
ARCADIA LAND PARTNERS 16 LTD	1/2/2001	00000000000000	0000000	0000000



## VALUES

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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	\$475,534	\$64,345	\$539,879	\$539,879
2024	\$475,534	\$64,345	\$539,879	\$539,879
2023	\$448,767	\$64,345	\$513,112	\$499,134
2022	\$421,808	\$64,345	\$486,153	\$453,758
2021	\$337,507	\$75,000	\$412,507	\$412,507
2020	\$307,533	\$75,000	\$382,533	\$382,533

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

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- 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.