



Address: [6909 TRADONNA LN](#)
City: NORTH RICHLAND HILLS
Georeference: 9015-4-6R
Subdivision: CULP ADDITION
Neighborhood Code: 3M040F

Latitude: 32.8714780356
Longitude: -97.2032564727
TAD Map: 2090-436
MAPSCO: TAR-038U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CULP ADDITION Block 4 Lot 6R

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: 2004

Personal Property Account: N/A

Agent: NORTH TEXAS PROPERTY TAX SERV (00855)

Protest Deadline Date: 5/24/2024

Site Number: 07780478

Site Name: CULP ADDITION-4-6R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,822

Percent Complete: 100%

Land Sqft^{*}: 9,040

Land Acres^{*}: 0.2075

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:

FRIEND LUTHER E III
FRIEND LAURA J

Primary Owner Address:

6909 TRADONNA LN
NORTH RICHLAND HILLS, TX 76182

Deed Date: 11/16/2020

Deed Volume:

Deed Page:

Instrument: [D220299476](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
STEVENS AUSTIN T;STEVENS CHELSEA	11/23/2015	D215267483		
BLACKWELL JANET;BLACKWELL TOMMY D	12/20/2004	D204393977	0000000	0000000
JAW HOMES INC	12/17/2004	D204393976	0000000	0000000
WALLACE JOHN A	9/14/2004	D204292106	0000000	0000000
VIAMGATS JOINT VENTURE	4/4/2002	00156200000376	0015620	0000376
MANDALAY-TIGER INC	1/1/2001	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 ⁺
2025	\$221,600	\$75,000	\$296,600	\$296,600
2024	\$263,000	\$75,000	\$338,000	\$338,000
2023	\$310,253	\$75,000	\$385,253	\$385,253
2022	\$238,800	\$45,000	\$283,800	\$283,800
2021	\$214,100	\$45,000	\$259,100	\$259,100
2020	\$183,317	\$45,000	\$228,317	\$228,317

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.