



Address: [8313 FERN LEAF CT](#)
City: NORTH RICHLAND HILLS
Georeference: 14133E-4-28
Subdivision: FOREST GLENN EAST ADDITION
Neighborhood Code: 3K330H

Latitude: 32.9019888431
Longitude: -97.2029179211
TAD Map: 2090-448
MAPSCO: TAR-038C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FOREST GLENN EAST
ADDITION Block 4 Lot 28

Jurisdictions:

CITY OF N RICHLAND HILLS (018)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2003

Personal Property Account: N/A

Agent: OOWNWELL INC (12140)

Notice Sent Date: 4/15/2025

Notice Value: \$763,867

Protest Deadline Date: 5/24/2024

Site Number: 07916647

Site Name: FOREST GLENN EAST ADDITION-4-28

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,495

Percent Complete: 100%

Land Sqft^{*}: 11,038

Land Acres^{*}: 0.2533

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

FALCON BRUCE M
FALCON MARGARET

Primary Owner Address:

8313 FERN LEAF CT
N RICHLND HLS, TX 76182-8468

Deed Date: 9/9/2011

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D211223036](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PHINNEY HEATHER;PHINNEY JASON T	1/15/2004	D204021094	0000000	0000000
BACHER BUILDING INVESTMENTS	7/17/2002	00158460000116	0015846	0000116
B H & L JOINT VENTURE	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	\$656,172	\$107,695	\$763,867	\$698,775
2024	\$656,172	\$107,695	\$763,867	\$635,250
2023	\$607,382	\$107,695	\$715,077	\$577,500
2022	\$417,305	\$107,695	\$525,000	\$525,000
2021	\$435,000	\$90,000	\$525,000	\$514,808
2020	\$378,007	\$90,000	\$468,007	\$468,007

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.