



Address: [9004 CEDAR BREAKS DR](#)
City: NORTH RICHLAND HILLS
Georeference: 47579-1-26
Subdivision: WOODLAND ESTATES
Neighborhood Code: 3M0402

Latitude: 32.8672174096
Longitude: -97.1908554855
TAD Map: 2090-436
MAPSCO: TAR-038V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WOODLAND ESTATES Block 1
Lot 26

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: 2006
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$845,720
Protest Deadline Date: 5/24/2024

Site Number: 40108279
Site Name: WOODLAND ESTATES-1-26
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 4,031
Percent Complete: 100%
Land Sqft^{*}: 10,018
Land Acres^{*}: 0.2299
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:
PARKER STEVE
Primary Owner Address:
9004 CEDAR BREAKS DR
NORTH RICHLAND HILLS, TX 76182-4381

Deed Date: 5/24/2013
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D213132982](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CROSSNO CATHY;CROSSNO JAMES	8/10/2006	D206252332	0000000	0000000
BACHER BLDG INVESTMENTS INC	12/15/2005	D205384090	0000000	0000000
NRH WOODLAND ESTATES LP	4/2/2005	D205104338	0000000	0000000
LAS BRISAS TOWNHOMES LTD PRTN	1/1/2002	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	\$747,970	\$97,750	\$845,720	\$845,720
2024	\$747,970	\$97,750	\$845,720	\$781,338
2023	\$661,078	\$97,750	\$758,828	\$710,307
2022	\$565,587	\$97,750	\$663,337	\$645,734
2021	\$477,031	\$110,000	\$587,031	\$587,031
2020	\$479,136	\$110,000	\$589,136	\$589,136

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.