



Address: [3464 NORTH RILEY PL](#)
City: HURST
Georeference: 16138-1-20
Subdivision: GRAYSON VILLAS
Neighborhood Code: 3M020H

Latitude: 32.881706806
Longitude: -97.1837521778
TAD Map: 2096-440
MAPSCO: TAR-039J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: GRAYSON VILLAS Block 1 Lot 20

Jurisdictions:

CITY OF HURST (028)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDEVILLE ISD (902)

State Code: A

Year Built: 2003

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 40232778

Site Name: GRAYSON VILLAS-1-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,299

Percent Complete: 100%

Land Sqft^{*}: 5,565

Land Acres^{*}: 0.1277

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:

NICHOLS MELIDA

Primary Owner Address:

3464 N RILEY PL
HURST, TX 76054

Deed Date: 8/20/2021

Deed Volume:

Deed Page:

Instrument: [D221242316](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
THORNE JENNIFER R	10/4/2019	D219231327		
PETERS RYAN AARON;VO SUNGEI	3/25/2016	D216062015		
SUBLETT SUSAN	8/13/2007	D207295751	0000000	0000000
JENNINGS DINA;JENNINGS JOE BRYAN	6/15/2004	D204202307	0000000	0000000
WESTIN CUSTOM HOME BLDRS LLC	5/22/2003	D203201903	0016787	0000263
STINSON DEVELOPMENT CORP	1/1/2003	0000000000000000	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	\$379,544	\$54,315	\$433,859	\$433,859
2024	\$379,544	\$54,315	\$433,859	\$433,859
2023	\$384,657	\$54,315	\$438,972	\$433,352
2022	\$339,641	\$54,315	\$393,956	\$393,956
2021	\$274,962	\$60,000	\$334,962	\$334,962
2020	\$276,262	\$60,000	\$336,262	\$336,262

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.