



Address: [8636 NICHOLS WAY](#)
City: NORTH RICHLAND HILLS
Georeference: 19077-BB-12
Subdivision: HOME TOWN NRH WEST
Neighborhood Code: 3M130M

Latitude: 32.8582297875
Longitude: -97.2010814189
TAD Map: 2090-432
MAPSCO: TAR-038Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HOME TOWN NRH WEST Block
BB Lot 12

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: 2007
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$482,988
Protest Deadline Date: 5/24/2024

Site Number: 40787389
Site Name: HOME TOWN NRH WEST-BB-12
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,988
Percent Complete: 100%
Land Sqft^{*}: 5,914
Land Acres^{*}: 0.1357
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:
BUNCE JOHN PETER
BUNCE LINDA J
Primary Owner Address:
8636 NICHOLS WAY
NORTH RICHLAND HILLS, TX 76180

Deed Date: 1/3/2020
Deed Volume:
Deed Page:
Instrument: [D220002250](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SPARKS CHRISTA EST	9/4/2012	D212222319	0000000	0000000
SPARKS CHRISTA A	12/22/2009	000000000000000	0000000	0000000
SPARKS CHRISTA;SPARKS JERRY EST	6/15/2007	D207214424	0000000	0000000
CAMBRIDGE HOMES INC	7/14/2006	D206231406	0000000	0000000
ARCADIA LAND PARTNERS 16 LTD	1/1/2005	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	\$425,273	\$57,715	\$482,988	\$482,988
2024	\$425,273	\$57,715	\$482,988	\$454,876
2023	\$409,653	\$57,715	\$467,368	\$413,524
2022	\$348,133	\$57,715	\$405,848	\$375,931
2021	\$266,755	\$75,000	\$341,755	\$341,755
2020	\$259,057	\$75,000	\$334,057	\$334,057

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.