

Tarrant Appraisal District

Property Information | PDF

Account Number: 41025539

Address: 8112 BISCAYNE CT
City: NORTH RICHLAND HILLS
Georeference: 42003H-5-32

Subdivision: THORNBRIDGE EAST ADDITION

Neighborhood Code: 3K330F

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

PROPERTY DATA

Legal Description: THORNBRIDGE EAST

ADDITION Block 5 Lot 32

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: 2013

Personal Property Account: N/A

Agent: None

+++ Rounded.

Protest Deadline Date: 5/24/2024

Site Number: 41025539

Site Name: THORNBRIDGE EAST ADDITION-5-32

Site Class: A1 - Residential - Single Family

Latitude: 32.8956017782

TAD Map: 2096-444 **MAPSCO:** TAR-039E

Longitude: -97.1874427246

Parcels: 1

Approximate Size+++: 3,655
Percent Complete: 100%

Land Sqft*: 9,616

Land Acres*: 0.2207

Pool: N

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OWNER INFORMATION

Current Owner: CALDWELL FRANKLIN

Primary Owner Address:

8112 BISCAYNE CT

NORTH RICHLAND HILLS, TX 76182

Deed Date: 6/5/2014
Deed Volume:

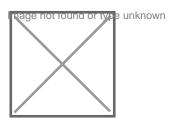
Deed Page:

Instrument: D214119467

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROYAL KINGDOM GROUP LLC	1/15/2013	D213015324	0000000	0000000
J & J NRH 100 FLP	1/1/2006	00000000000000	0000000	0000000

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



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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$621,160	\$93,840	\$715,000	\$715,000
2024	\$631,160	\$93,840	\$725,000	\$725,000
2023	\$663,896	\$93,840	\$757,736	\$659,797
2022	\$562,379	\$93,840	\$656,219	\$599,815
2021	\$445,286	\$100,000	\$545,286	\$545,286
2020	\$445,286	\$100,000	\$545,286	\$545,286

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.