



Address: [8612 PRECINCT LINE RD](#)

City: NORTH RICHLAND HILLS

Georeference: 15255F-1-4R

Subdivision: GIBSON ADDITION - NORTH RICHLAND HILLS **MAPSCO:** TAR-025W

Neighborhood Code: Auto Care General

Latitude: 32.9102955428

Longitude: -97.1869143179

TAD Map: 2096-452



Google Map or type unknown

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

PROPERTY DATA

Legal Description: GIBSON ADDITION - NORTH RICHLAND HILLS Block 1 Lot 4R

Jurisdictions:

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

State Code: F1

Year Built: 2021

Personal Property Account: [14914081](#)

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$2,007,180

Protest Deadline Date: 5/31/2024

Site Number: 800061699

Site Name: BRAKES PLUS

Site Class: ACSvcCenter - Auto Care-Service Center

Parcels: 1

Primary Building Name: BRAKES PLUS / 42765470

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 4,956

Net Leasable Area⁺⁺⁺: 4,956

Percent Complete: 100%

Land Sqft^{*}: 44,628

Land Acres^{*}: 1.0250

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:

HENDRIX CHARLES W
HENDRIX CHARLOTTE

Primary Owner Address:

21715 CARTAGENA DR
BOCA RATON, FL 33428

Deed Date: 5/15/2024

Deed Volume:

Deed Page:

Instrument: [D224084874](#)

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	\$1,817,511	\$189,669	\$2,007,180	\$2,007,180
2024	\$1,804,287	\$189,669	\$1,993,956	\$1,993,956
2023	\$1,804,287	\$189,669	\$1,993,956	\$1,993,956
2022	\$1,300,724	\$189,669	\$1,490,393	\$1,490,393
0	\$0	\$0	\$0	\$0

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

There are no exemptions for this property

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.