



**Address:** [7324 VIRGINIA AVE](#)  
**City:** NORTH RICHLAND HILLS  
**Georeference:** 7348G-5-19  
**Subdivision:** CITY POINT ADDITION  
**Neighborhood Code:** A3B010K

**Latitude:** 32.8266925935  
**Longitude:** -97.2217278614  
**TAD Map:** 2084-420  
**MAPSCO:** TAR-052N



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CITY POINT ADDITION Block 5  
Lot 19

**Jurisdictions:**

CITY OF N RICHLAND HILLS (018)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
NRH PID #1A - CITY POINT (642)  
NRH PID #1B - CITY POINT (643)  
BIRDVILLE ISD (902)

**State Code:** A

**Year Built:** 2024

**Personal Property Account:** N/A

**Agent:** AD VALOREM ADVISORS INC (00698)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$185,515

**Protest Deadline Date:** 5/24/2024

**Site Number:** 800071074

**Site Name:** CITY POINT ADDITION Block 5 Lot 19

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,684

**Percent Complete:** 40%

**Land Sqft<sup>\*</sup>:** 1,562

**Land Acres<sup>\*</sup>:** 0.0359

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

CB JENI 2020 LLC

**Primary Owner Address:**

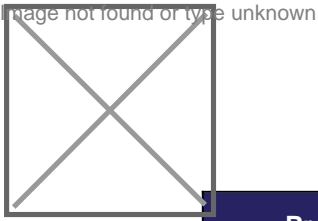
5501 HEADQUARTERS DR SUITE 300W  
PLANO, TX 75024

**Deed Date:** 6/15/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223105645](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MM CITY POINT FL 364 LLC	8/3/2022	<a href="#">D222199921</a>		

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 <sup>+</sup>
2025	\$110,515	\$75,000	\$185,515	\$173,515
2024	\$0	\$52,500	\$52,500	\$52,500
2023	\$0	\$52,500	\$52,500	\$52,500
2022	\$0	\$52,500	\$52,500	\$52,500
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.