



Address: [4552 WARD ST](#)
City: NORTH RICHLAND HILLS
Georeference: 7348G-15-23
Subdivision: CITY POINT ADDITION
Neighborhood Code: 3H040E

Latitude: 32.8302547603
Longitude: -97.218008445
TAD Map: 2084-420
MAPSCO: TAR-052J



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 15
Lot 23

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: 2022
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 800071389
Site Name: CITY POINT ADDITION Block 15 Lot 23
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,576
Percent Complete: 100%
Land Sqft^{*}: 1,508
Land Acres^{*}: 0.0346
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:
ALARIO KIRSTEN
CORNWELL SHANE
Primary Owner Address:
4552 WARD ST
NORTH RICHLAND HILLS, TX 76180

Deed Date: 4/21/2023
Deed Volume:
Deed Page:
Instrument: [D223075753](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ASHTON DALLAS RESIDENTIAL LLC	2/17/2022	D222044970		



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	\$287,209	\$75,000	\$362,209	\$362,209
2024	\$287,209	\$75,000	\$362,209	\$362,209
2023	\$132,230	\$75,000	\$207,230	\$207,230
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

- 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.