



**Address:** [7061 CYPRESS DR](#)  
**City:** RICHLAND HILLS  
**Georeference:** 1514-A-27  
**Subdivision:** BAKER LANDING  
**Neighborhood Code:** 3H040U

**Latitude:** 32.808806146  
**Longitude:** -97.2290192556  
**TAD Map:** 2078-412  
**MAPSCO:** TAR-051Z



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** BAKER LANDING Block A Lot 27

**Jurisdictions:**

- CITY OF RICHLAND HILLS (020)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- BIRDVILLE ISD (902)

**State Code:** A

**Year Built:** 2024

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$303,025

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

**Site Number:** 800075627  
**Site Name:** BAKER LANDING Block A Lot 27  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,387  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 2,962  
**Land Acres<sup>\*</sup>:** 0.0680  
**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:**

EDNEY KOLBI-RAE ELAYNE  
EDNEY SHEWAN  
EDNEY KENNEDI

**Primary Owner Address:**

7061 CYPRESS DR  
RICHLAND HILLS, TX 76118

**Deed Date:** 9/13/2024  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D224166109](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DR HORTON - TEXAS LTD	8/1/2023	<a href="#">D223124826</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	\$243,025	\$60,000	\$303,025	\$303,025
2024	\$0	\$42,000	\$42,000	\$42,000
2023	\$0	\$42,000	\$42,000	\$42,000
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.