

Property Information | PDF

Account Number: 01606336

Address: 7836 WATERFORD LN City: NORTH RICHLAND HILLS

Georeference: 24165-1-9

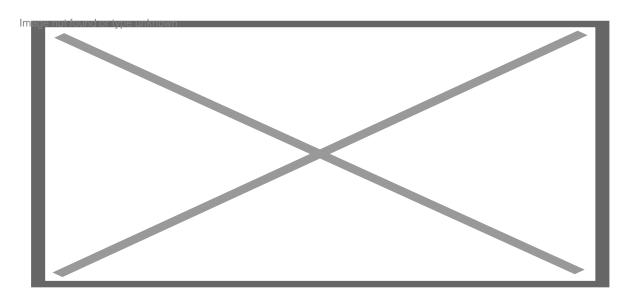
Subdivision: LONDONDERRY ADDITION

Neighborhood Code: 3M030C

Latitude: 32.8899229017 **Longitude:** -97.2219614823

TAD Map: 2084-444 **MAPSCO:** TAR-038E





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

PROPERTY DATA

Legal Description: LONDONDERRY ADDITION

Block 1 Lot 9

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: 1982

Personal Property Account: N/A

Agent: None

+++ Rounded.

Protest Deadline Date: 5/15/2025

Site Number: 01606336

Site Name: LONDONDERRY ADDITION-1-9 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,850
Percent Complete: 100%

Land Sqft*: 12,343 Land Acres*: 0.2833

Pool: N

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

OWNER INFORMATION

03-13-2025 Page 1



Current Owner:

KITCHING SAMUEL JR KITCHING CAROL

Primary Owner Address: 7836 WATERFORD LN FORT WORTH, TX 76182-9107 Deed Date: 10/7/1985 **Deed Volume: 0008332 Deed Page: 0000128**

Instrument: 00083320000128

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FERRERI BRENDA G;FERRERI EDWARD	12/31/1900	000000000000000	0000000	0000000

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	\$0	\$0	\$0	\$0
2024	\$201,444	\$75,000	\$276,444	\$276,444
2023	\$249,631	\$75,000	\$324,631	\$293,700
2022	\$222,000	\$45,000	\$267,000	\$267,000
2021	\$222,000	\$45,000	\$267,000	\$267,000
2020	\$233,733	\$45,000	\$278,733	\$267,288

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.

03-13-2025 Page 2

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