

Account Number: 01712624

LOCATION

Address: 4813 BOULDER RD
City: NORTH RICHLAND HILLS
Georeference: 25425-5-7

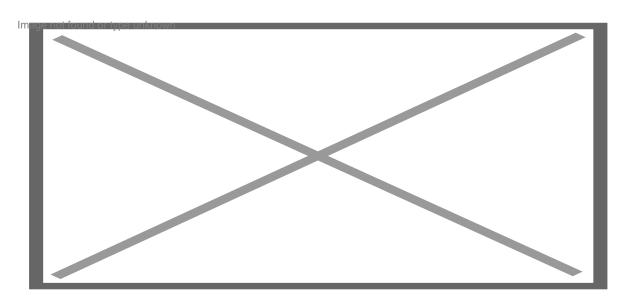
**Subdivision: MEADOW LAKES ADDITION** 

Neighborhood Code: 3H060A

**Latitude:** 32.8360691002 **Longitude:** -97.2446934318

**TAD Map:** 2078-424 **MAPSCO:** TAR-051K





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

## PROPERTY DATA

Legal Description: MEADOW LAKES ADDITION

Block 5 Lot 7

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: 1980

Personal Property Account: N/A

Agent: None

+++ Rounded.

Protest Deadline Date: 5/15/2025

**Site Number:** 01712624

**Site Name:** MEADOW LAKES ADDITION-5-7 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,339
Percent Complete: 100%

Land Sqft\*: 10,314 Land Acres\*: 0.2367

Pool: N

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

## **OWNER INFORMATION**

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Current Owner:

JOHN AND CHARLETTA JONES REVOCABLE TRUST

**Primary Owner Address:** 

4813 BOULDER RD

NORTH RICHLAND HILLS, TX 76180

Deed Date: 2/27/2020

**Deed Volume: Deed Page:** 

Instrument: D220046948

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JONES JOHN PHILIP	12/31/1900	00000000000000	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	\$301,529	\$75,471	\$377,000	\$369,970
2023	\$304,426	\$75,471	\$379,897	\$336,336
2022	\$263,410	\$50,332	\$313,742	\$305,760
2021	\$232,964	\$45,000	\$277,964	\$277,964
2020	\$234,906	\$45,000	\$279,906	\$279,906

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.

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