



**Address:** [8436 GIFFORD LN](#)  
**City:** NORTH RICHLAND HILLS  
**Georeference:** A1209-2B02C  
**Subdivision:** PECK, THOMAS SURVEY  
**Neighborhood Code:** 3K330B

**Latitude:** 32.9073841662  
**Longitude:** -97.2054357673  
**TAD Map:** 2090-448  
**MAPSCO:** TAR-024Y



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

## PROPERTY DATA

**Legal Description:** PECK, THOMAS SURVEY  
Abstract 1209 Tract 2B2C 1996 PALM HARBOR 32 X  
60 LB# PFS0424302 PALM HARBOR

**Jurisdictions:**

- CITY OF N RICHLAND HILLS (018)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- KELLER ISD (907)

**State Code:** A

**Year Built:** 1996

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 04090144

**Site Name:** PECK, THOMAS SURVEY-2B02C

**Site Class:** A2 - Residential - Mobile Home

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,920

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,276

**Land Acres<sup>\*</sup>:** 0.1900

**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:**  
COLLINS MELLISA K  
**Primary Owner Address:**  
8436 GIFFORD LN  
FORT WORTH, TX 76182-8231

**Deed Date:** 9/1/1997  
**Deed Volume:** 0012980  
**Deed Page:** 0000539  
**Instrument:** 00129800000539

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COLLINS DAVID;COLLINS MELLISA K	4/3/1995	00119270001482	0011927	0001482
BURTON M G	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$18,450	\$80,750	\$99,200	\$67,265
2023	\$20,054	\$36,000	\$56,054	\$56,054
2022	\$20,054	\$36,000	\$56,054	\$56,054
2021	\$19,483	\$21,850	\$41,333	\$41,333
2020	\$19,483	\$21,850	\$41,333	\$41,333

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.