



**Address:** [3316 CARSON ST](#)  
**City:** NORTH RICHLAND HILLS  
**Georeference:** 33850-1-2  
**Subdivision:** REEVES PLACE ADDITION  
**Neighborhood Code:** 3H020B

**Latitude:** 32.8095703074  
**Longitude:** -97.2552828934  
**TAD Map:** 2072-412  
**MAPSCO:** TAR-051W



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

## PROPERTY DATA

**Legal Description:** REEVES PLACE ADDITION  
Block 1 Lot 2

**Jurisdictions:**

- CITY OF N RICHLAND HILLS (018)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- BIRDVILLE ISD (902)

**State Code:** C1

**Year Built:** 0

**Personal Property Account:** N/A

**Agent:** ODAY HARRISON GRANT INC (00025)

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

**Site Number:** 04554841

**Site Name:** REEVES PLACE ADDITION-1-2

**Site Class:** C1 - Residential - Vacant Land

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 0

**Percent Complete:** 0%

**Land Sqft<sup>\*</sup>:** 10,640

**Land Acres<sup>\*</sup>:** 0.2442

**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:**  
FRANCO RONALD V  
**Primary Owner Address:**  
PO BOX 5287  
CULVER CITY, CA 90231-5287

**Deed Date:** 6/1/1993  
**Deed Volume:** 0011110  
**Deed Page:** 0000045  
**Instrument:** 00111100000045

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SUNGROWTH PROP FND SERIES III	12/31/1900	00000000000000	0000000	0000000
KING EARL R	12/30/1900	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	\$0	\$49,980	\$49,980	\$49,980
2023	\$0	\$49,000	\$49,000	\$49,000
2022	\$0	\$22,238	\$22,238	\$22,238
2021	\$0	\$12,000	\$12,000	\$12,000
2020	\$0	\$12,000	\$12,000	\$12,000

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.