

Property Information | PDF



Account Number: 40256111

Address: 5705 SOUTHERN HILLS DR

City: NORTH RICHLAND HILLS Georeference: 21316A-1-49

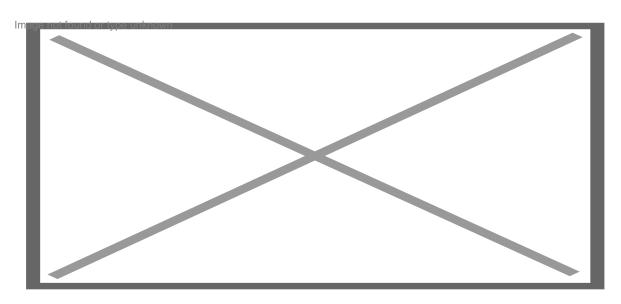
Subdivision: IRON HORSE ADDITION PHASE II

Neighborhood Code: 3M110F

Latitude: 32.850761015 Longitude: -97.2493306375

**TAD Map:** 2072-428 **MAPSCO:** TAR-051B





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

## PROPERTY DATA

Legal Description: IRON HORSE ADDITION

PHASE II Block 1 Lot 49

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: 2004

Personal Property Account: N/A
Agent: CHANDLER CROUCH (11730)
Protest Deadline Date: 5/15/2025

**Site Number:** 40256111

Site Name: IRON HORSE ADDITION PHASE II-1-49

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,283
Percent Complete: 100%

Land Sqft\*: 10,079 Land Acres\*: 0.2313

Pool: N

+++ Rounded.

## **OWNER INFORMATION**

03-26-2025 Page 1

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



Current Owner: CHAPMAN NICHOLAS CHAPMAN JILL

Primary Owner Address: 5705 SOUTHERN HILLS DR NORTH RICHLAND HILLS, TX 76180-0837 Deed Date: 3/13/2008
Deed Volume: 0000000
Deed Page: 0000000
Instrument: D208100595

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HSBC BANK USA NA	11/6/2007	D207406022	0000000	0000000
PHAM QUYEN	9/21/2004	D204309241	0000000	0000000
WEEKLEY HOMES LP	7/2/2004	D204208217	0000000	0000000
TWO-MARK DEVELOPMENT CORP	3/19/2003	00167440000312	0016744	0000312
REBEL PROPERTIES II LTD	1/1/2003	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	\$271,086	\$75,000	\$346,086	\$346,086
2023	\$344,721	\$75,000	\$419,721	\$315,479
2022	\$236,799	\$50,000	\$286,799	\$286,799
2021	\$231,460	\$50,000	\$281,460	\$281,460
2020	\$233,190	\$50,000	\$283,190	\$283,190

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.

03-26-2025 Page 2

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