

LOCATION

Address: [2640 SCRUGGS PARK DR](#)
City: RICHLAND HILLS
Georeference: 34190-37-3
Subdivision: RICHLAND PARK ADDITION
Neighborhood Code: 3H040Y

Latitude: 32.7984231335
Longitude: -97.2310140194
TAD Map: 2078-408
MAPSCO: TAR-065D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RICHLAND PARK ADDITION
Block 37 Lot 3

Jurisdictions:

CITY OF RICHLAND HILLS (020)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDVILLE ISD (902)

State Code: A

Year Built: 1968

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 02370441

Site Name: RICHLAND PARK ADDITION-37-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,066

Percent Complete: 100%

Land Sqft^{*}: 12,600

Land Acres^{*}: 0.2892

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:

GARCIA ERICK JOEL CACERES
MORENO INGRID JANETH CANALES

Primary Owner Address:

3014 VASSAR DR
IRVING, TX 75062

Deed Date: 7/19/2023

Deed Volume:

Deed Page:

Instrument: [D223132457](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BLUEPRINT FUNDING LLC	4/6/2023	D223059463		
KEMP DAVID E	7/1/2011	D211158767	0000000	0000000
BROOKFIELD GLOBAL REL SVCS LLC	6/30/2011	D211158766	0000000	0000000
KEENEY JERRY D;KEENEY PAULA B	8/29/2001	00151190000353	0015119	0000353
MARTIN LEDDIE;MARTIN MONTY	6/10/1999	00138820000522	0013882	0000522
YANCEY EDDIE EARNEST	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	\$247,954	\$53,900	\$301,854	\$301,854
2023	\$174,273	\$53,900	\$228,173	\$193,236
2022	\$146,646	\$37,548	\$184,194	\$175,669
2021	\$145,699	\$14,000	\$159,699	\$159,699
2020	\$173,617	\$14,000	\$187,617	\$176,700

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.