

## LOCATION

**Address:** [8801 REDDING ST](#)  
**City:** NORTH RICHLAND HILLS  
**Georeference:** 19096G-A-11-71  
**Subdivision:** HOMETOWN CANAL DISTRICT, THE  
**Neighborhood Code:** 3M130R

**Latitude:** 32.8549903032  
**Longitude:** -97.1972459822  
**TAD Map:** 2090-432  
**MAPSCO:** TAR-052C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HOMETOWN CANAL DISTRICT,  
 THE Block A Lot 11 PLAT D220104073 PH 6

**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:** 2021

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800053334

**Site Name:** HOMETOWN CANAL DISTRICT, THE A 11

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,978

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,362

**Land Acres<sup>\*</sup>:** 0.1231

**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:**

TRAN PHUONG N

PHAN JOHNNY

**Primary Owner Address:**

8801 REDDING ST

NORTH RICHLAND HILLS, TX 76180

**Deed Date:** 12/27/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223006067](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WEEKLEY HOMES LLC	3/2/2021	<a href="#">D221063130</a>		

## 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	\$561,003	\$95,000	\$656,003	\$656,003
2023	\$505,470	\$95,000	\$600,470	\$600,470
2022	\$348,078	\$95,000	\$443,078	\$443,078
2021	\$0	\$66,500	\$66,500	\$66,500
0	\$0	\$0	\$0	\$0

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

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- 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.