



**Address:** [1912 CALLENDER HILL RD](#)  
**City:** MANSFIELD  
**Georeference:** 6100-1-30  
**Subdivision:** CALLENDER HILL ADDITION  
**Neighborhood Code:** 1M900E

**Latitude:** 32.5985391222  
**Longitude:** -97.1513853297  
**TAD Map:** 2102-336  
**MAPSCO:** TAR-123D



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

**PROPERTY DATA**

**Legal Description:** CALLENDER HILL ADDITION  
Block 1 Lot 30

**Jurisdictions:**  
CITY OF MANSFIELD (017)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
MANSFIELD ISD (908)

**State Code:** A  
**Year Built:** 1995  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/15/2025

**Site Number:** 06725554  
**Site Name:** CALLENDER HILL ADDITION-1-30  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,401  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 11,891  
**Land Acres<sup>\*</sup>:** 0.2730  
**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:**

ARBELAEZ LORENA  
ARBELAEZ JULIO CESAR

**Primary Owner Address:**

1912 CALLENDER HILL RD  
MANSFIELD, TX 76063

**Deed Date:** 12/26/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217298697](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GRUNS RONALD	10/1/2015	<a href="#">D215249764</a>		
GRUNS KAREN;GRUNS RONALD	11/5/1998	00135080000083	0013508	0000083
GARLINGTON GLEN T;GARLINGTON SUSAN	12/11/1995	00122070002375	0012207	0002375
NEW CASTLE CUSTOM HOMES INC	9/22/1995	00121160000314	0012116	0000314
ELDRIDGE CHARLYN E;ELDRIDGE MARK C	7/24/1995	00120410002091	0012041	0002091
NEW CASTLE CUSTOM HOMES INC	1/13/1995	00118560000959	0011856	0000959
M R DEVELOPMENT CORP	1/12/1995	00118560000956	0011856	0000956
CALLENDER HILL JV	1/1/1994	00000000000000	0000000	0000000

## VALUES

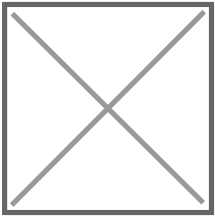
This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$330,724	\$80,000	\$410,724	\$385,960
2023	\$298,134	\$80,000	\$378,134	\$350,873
2022	\$341,502	\$40,000	\$381,502	\$318,975
2021	\$249,977	\$40,000	\$289,977	\$289,977
2020	\$251,205	\$40,000	\$291,205	\$291,205

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



- 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.