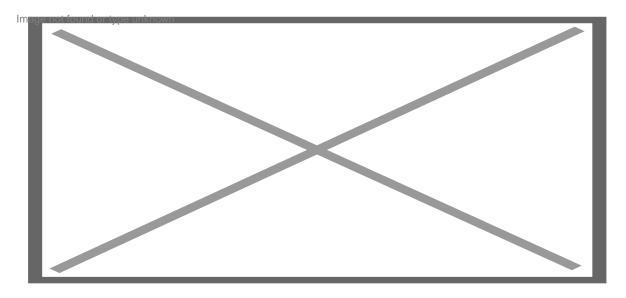


Tarrant Appraisal District Property Information | PDF Account Number: 07307136

Address: <u>305 CREEK POINT LN</u>

City: ARLINGTON Georeference: 33208-11-29 Subdivision: QUAIL CREEK ADDITION-ARLINGTON Neighborhood Code: 1M020F Latitude: 32.6252577314 Longitude: -97.1103263235 TAD Map: 2120-348 MAPSCO: TAR-111N





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

PROPERTY DATA

Legal Description: QUAIL CREEK ADDITION-ARLINGTON Block 11 Lot 29

Jurisdictions:

CITY OF ARLINGTON (024) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) MANSFIELD ISD (908) State Code: A

Year Built: 2000 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 07307136 Site Name: QUAIL CREEK ADDITION-ARLINGTON-11-29 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 3,100 Percent Complete: 100% Land Sqft^{*}: 14,679 Land Acres^{*}: 0.3369 Pool: N

+++ Rounded.

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

OWNER INFORMATION



Tarrant Appraisal District Property Information | PDF

Current Owner: CROWDER A JR CROWDER JACQUELINE

Primary Owner Address: 305 CREEK POINT LN ARLINGTON, TX 76002-3329 Deed Date: 10/27/2000 Deed Volume: 0014651 Deed Page: 0000467 Instrument: 00146510000467

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-------------------------------|-----------|---|-------------|-----------|
| KARUFMAN & BROAD LONE STAR LP | 5/15/2000 | 00143440000558 | 0014344 | 0000558 |
| IFS QUAIL CREEK II INVESTORS | 9/9/1999 | 00140040000138 | 0014004 | 0000138 |
| QUAIL CREEK ARLINGTON JV | 1/1/1999 | 000000000000000000000000000000000000000 | 000000 | 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. <u>Tarrant County Tax Office Account Information</u>.

| Year | Improvement Market | Land Market | Total Market | Total Appraised* |
|------|--------------------|-------------|--------------|------------------|
| 2025 | \$0 | \$0 | \$0 | \$0 |
| 2024 | \$331,495 | \$46,750 | \$378,245 | \$378,245 |
| 2023 | \$350,173 | \$46,750 | \$396,923 | \$357,859 |
| 2022 | \$313,705 | \$38,250 | \$351,955 | \$325,326 |
| 2021 | \$257,501 | \$38,250 | \$295,751 | \$295,751 |
| 2020 | \$241,763 | \$38,250 | \$280,013 | \$277,770 |

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.