



**Address:** [7321 MARSLAND LN](#)  
**City:** ARLINGTON  
**Georeference:** 39556C-12-15  
**Subdivision:** SOUTH RIDGE HILLS ADDITION  
**Neighborhood Code:** 1M020I

**Latitude:** 32.6250359351  
**Longitude:** -97.1199140426  
**TAD Map:** 2114-348  
**MAPSCO:** TAR-110R



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

## PROPERTY DATA

**Legal Description:** SOUTH RIDGE HILLS  
ADDITION Block 12 Lot 15

**Jurisdictions:**

- CITY OF ARLINGTON (024)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- MANSFIELD ISD (908)

**State Code:** A

**Year Built:** 2001

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 07400217

**Site Name:** SOUTH RIDGE HILLS ADDITION-12-15

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,809

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,793

**Land Acres<sup>\*</sup>:** 0.1329

**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:**

WARREN KELTON L  
COMANCHE RAGENE

**Primary Owner Address:**

7321 MARSHLAND LN  
ARLINGTON, TX 76001

**Deed Date:** 3/1/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224036613](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CROOM DOMINIQUE R;CROOM ONYESONAM	12/20/2018	<a href="#">D218278522</a>		
REEVES BRANDYE;REEVES BRYAN	7/27/2016	<a href="#">D216189489</a>		
BELL CHASE	6/29/2015	<a href="#">D215141168</a>		
MOORE MARGARET A	11/17/2003	<a href="#">D203435910</a>	0000000	0000000
ALDANA JULIO;ALDANA ROSA	10/18/2001	00152640000283	0015264	0000283
KB HOME LONE STAR LP	1/17/2001	00147050000297	0014705	0000297
KARUFMAN & BROAD LONE STAR LP	1/1/1999	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	\$331,536	\$55,000	\$386,536	\$359,132
2023	\$339,575	\$55,000	\$394,575	\$326,484
2022	\$302,422	\$40,000	\$342,422	\$296,804
2021	\$229,822	\$40,000	\$269,822	\$269,822
2020	\$207,421	\$40,000	\$247,421	\$247,421

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.