



Address: [2822 TWIN RIDGE DR](#)
City: ARLINGTON
Georeference: 44058-3-17-70
Subdivision: TWIN HILLS
Neighborhood Code: 1M010H

Latitude: 32.6262501038
Longitude: -97.1581945722
TAD Map: 2102-348
MAPSCO: TAR-109R



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

PROPERTY DATA

Legal Description: TWIN HILLS Block 3 Lot 17

Jurisdictions:

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

State Code: A

Year Built: 2018

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/15/2025

Site Number: 800003231

Site Name: TWIN HILLS Block 3 Lot 17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,162

Percent Complete: 100%

Land Sqft^{*}: 7,187

Land Acres^{*}: 0.1650

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:

MARTINEZ SANCHEZ EDUARDO

Primary Owner Address:

2822 TWIN RDG
ARLINGTON, TX 76001

Deed Date: 12/13/2018

Deed Volume:

Deed Page:

Instrument: [D218273862](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HMH LIFESTYLES, L.P.	11/6/2017	D217258261		
DFD TWIN HILLS LP	12/1/2014	D214228997		

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	\$414,169	\$75,000	\$489,169	\$473,488
2023	\$456,710	\$75,000	\$531,710	\$430,444
2022	\$316,313	\$75,000	\$391,313	\$391,313
2021	\$316,313	\$75,000	\$391,313	\$380,502
2020	\$270,911	\$75,000	\$345,911	\$345,911

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.