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Address: [6804 GRINDSTONE CT](#)
City: ARLINGTON
Georeference: 6205--2
Subdivision: CAMPBELL ESTATES ADDITION
Neighborhood Code: 1M060B

Latitude: 32.6291535275
Longitude: -97.0822456819
TAD Map: 2126-348
MAPSCO: TAR-111M



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

PROPERTY DATA

Legal Description: CAMPBELL ESTATES
ADDITION Lot 2

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

State Code: A
Year Built: 0
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$216,680
Protest Deadline Date: 5/24/2024

Site Number: 00409685
Site Name: CAMPBELL ESTATES ADDITION-2
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,032
Percent Complete: 100%
Land Sqft^{*}: 43,560
Land Acres^{*}: 1.0000
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:
AGUERO ANN TERESA
Primary Owner Address:
6804 GRINDSTONE CT
ARLINGTON, TX 76002-3723

Deed Date: 7/29/1993
Deed Volume: 0011165
Deed Page: 0000756
Instrument: 00111650000756

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ZAVALA EUDIVIGEN	12/31/1900	0000000000000000	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 ⁺
2025	\$74,180	\$142,500	\$216,680	\$216,680
2024	\$74,180	\$142,500	\$216,680	\$188,016
2023	\$54,180	\$102,500	\$156,680	\$156,680
2022	\$40,414	\$65,000	\$105,414	\$105,414
2021	\$40,769	\$65,000	\$105,769	\$105,769
2020	\$37,578	\$65,000	\$102,578	\$102,578

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.