



**Address:** [7005 GRINDSTONE CT](#)  
**City:** ARLINGTON  
**Georeference:** 6205--12  
**Subdivision:** CAMPBELL ESTATES ADDITION  
**Neighborhood Code:** 1M060B

**Latitude:** 32.6267708807  
**Longitude:** -97.0817885985  
**TAD Map:** 2126-348  
**MAPSCO:** TAR-111R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CAMPBELL ESTATES  
ADDITION Lot 12

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2006

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$647,399

**Protest Deadline Date:** 5/24/2024

**Site Number:** 00409790

**Site Name:** CAMPBELL ESTATES ADDITION-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,392

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 43,560

**Land Acres<sup>\*</sup>:** 1.0000

**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:**

LARES MARINA

**Primary Owner Address:**

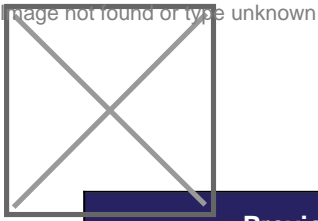
215 CHERRY  
ARLINGTON, TX 76010

**Deed Date:** 1/2/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220000917](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
JAQUEZ JUAN;JAQUEZ MARINA LARES	5/11/2004	<a href="#">D204173927</a>	0000000	0000000
WELCH HOMER L;WELCH PAULA J	12/31/1900	000000000000000	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	\$504,899	\$142,500	\$647,399	\$647,399
2024	\$504,899	\$142,500	\$647,399	\$578,447
2023	\$379,539	\$102,500	\$482,039	\$482,039
2022	\$293,620	\$65,000	\$358,620	\$358,620
2021	\$294,982	\$65,000	\$359,982	\$359,982
2020	\$296,344	\$65,000	\$361,344	\$361,344

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.