



Address: [6801 GRINDSTONE CT](#)
City: ARLINGTON
Georeference: 6205--18
Subdivision: CAMPBELL ESTATES ADDITION
Neighborhood Code: 1M060B

Latitude: 32.6297457482
Longitude: -97.0836354937
TAD Map: 2126-348
MAPSCO: TAR-111M



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 18

Jurisdictions:

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

State Code: A

Year Built: 2016

Personal Property Account: N/A

Agent: TEXAS TAX PROTEST (05909)

Notice Sent Date: 4/15/2025

Notice Value: \$831,628

Protest Deadline Date: 5/24/2024

Site Number: 80865484

Site Name: CAMPBELL ESTATES ADDITION 18

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 5,367

Percent Complete: 100%

Land Sqft^{*}: 80,586

Land Acres^{*}: 1.8500

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

PHAM CANH V
TRAN HAN T

Primary Owner Address:

6801 GRINDSTONE CT
ARLINGTON, TX 76002

Deed Date: 10/9/2019

Deed Volume:

Deed Page:

Instrument: [D219233081](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OREGEL OSCAR JR	11/6/2018	D218247546		
QUICK RELIABLE TRANSPORT INC	7/23/2015	D215162950		
LONDON LTD	3/15/1997	00136810000165	0013681	0000165
LOUIS ALICE CAROL	7/2/1984	00078760000914	0007876	0000914
PERRY MARK	12/31/1900	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 ⁺
2025	\$616,878	\$214,750	\$831,628	\$691,603
2024	\$616,878	\$214,750	\$831,628	\$628,730
2023	\$506,350	\$157,750	\$664,100	\$571,573
2022	\$399,362	\$120,250	\$519,612	\$519,612
2021	\$365,352	\$120,250	\$485,602	\$485,602
2020	\$419,750	\$120,250	\$540,000	\$540,000

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.