



**Address:** [5221 BOYD TR](#)  
**City:** ARLINGTON  
**Georeference:** 27625-F-13  
**Subdivision:** MC KAMY OAKS ADDITION  
**Neighborhood Code:** 1L130X

**Latitude:** 32.6609917453  
**Longitude:** -97.1584039359  
**TAD Map:** 2102-360  
**MAPSCO:** TAR-095V



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

## PROPERTY DATA

**Legal Description:** MC KAMY OAKS ADDITION  
Block F Lot 13

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
ARLINGTON ISD (901)

**State Code:** A

**Year Built:** 1984

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$355,638

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

**Site Number:** 01856642

**Site Name:** MC KAMY OAKS ADDITION-F-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,210

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,180

**Land Acres<sup>\*</sup>:** 0.1418

**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:**

LEONARD JOSHUA PRESTON  
SPAGUE JENNIFER SARAH

**Primary Owner Address:**

5221 BOYD TRL  
ARLINGTON, TX 76017

**Deed Date:** 9/24/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219218695](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RICKELS AARON P;RICKELS KATHERINE P	7/17/2015	<a href="#">D215159716</a>		
LYTLE KERRI V;LYTLE LINDSEY	5/24/2013	<a href="#">D213133642</a>	0000000	0000000
HAPEMAN REBECCA ANN	1/30/2001	00147130000347	0014713	0000347
GUALTIERI DANIEL W;GUALTIERI JANICE L	6/21/1995	00120060000298	0012006	0000298
NICKEL RENEE;NICKEL RICHARD	4/21/1994	00115530002196	0011553	0002196
DRIGGS SHANE;DRIGGS SHARON	4/3/1986	00085050002220	0008505	0002220
DRIGGS SHANE;DRIGGS SHARON	1/31/1986	00084430000075	0008443	0000075
LAWYERS TITLE INSURANCE CORP	12/30/1985	00083900000508	0008390	0000508
NEAL DEBORAH;NEAL ROBERT G	6/27/1984	00078710001610	0007871	0001610
GIBRALTAR SAVINGS ASSOC	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 <sup>+</sup>
2025	\$280,638	\$75,000	\$355,638	\$355,638
2024	\$280,638	\$75,000	\$355,638	\$327,682
2023	\$314,275	\$55,000	\$369,275	\$297,893
2022	\$215,812	\$55,000	\$270,812	\$270,812
2021	\$217,568	\$55,000	\$272,568	\$272,568
2020	\$216,875	\$55,000	\$271,875	\$271,875

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)

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## Tarrant Appraisal District Property Information | PDF

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.