



Address: [512 KELLY TERR](#)
City: ARLINGTON
Georeference: 32340-12-22
Subdivision: PHILLIPS PARK ADDITION
Neighborhood Code: 1C010K

Latitude: 32.7195637587
Longitude: -97.1017527312
TAD Map: 2120-380
MAPSCO: TAR-083T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PHILLIPS PARK ADDITION
Block 12 Lot 22

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

State Code: A
Year Built: 1956
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 02203316
Site Name: PHILLIPS PARK ADDITION-12-22
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,059
Percent Complete: 100%
Land Sqft^{*}: 10,200
Land Acres^{*}: 0.2341
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:
WAYBOURN MELANIE M
Primary Owner Address:
4116 CIRCLE TRL
FORT WORTH, TX 76135

Deed Date: 10/27/2021
Deed Volume:
Deed Page:
Instrument: [D221322508](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HINSHAW BRANTLEY H JR	10/27/2021	D221322507		
HINSHAW FMAILY TRUST	3/22/2001	D201061332		
HINSHAW IONE M EST	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	\$167,899	\$40,000	\$207,899	\$207,899
2024	\$167,899	\$40,000	\$207,899	\$207,899
2023	\$148,776	\$40,000	\$188,776	\$188,776
2022	\$125,820	\$30,000	\$155,820	\$155,820
2021	\$111,434	\$30,000	\$141,434	\$94,955
2020	\$99,028	\$30,000	\$129,028	\$86,323

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.