



Address: [6304 TWIN MAPLE CT](#)
City: ARLINGTON
Georeference: 34255-2-20
Subdivision: RIDGECREST ADDITION-ARLINGTON
Neighborhood Code: 1S020H

Latitude: 32.6440377493
Longitude: -97.0939083464
TAD Map: 2120-352
MAPSCO: TAR-111C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIDGECREST ADDITION-
ARLINGTON Block 2 Lot 20

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: \$269,858

Protest Deadline Date: 5/24/2024

Site Number: 02382393

Site Name: RIDGECREST ADDITION-ARLINGTON-2-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,463

Percent Complete: 100%

Land Sqft^{*}: 7,001

Land Acres^{*}: 0.1607

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:

HERNANDEZ MELISSA

Primary Owner Address:

6304 TWIN MAPLE CT
ARLINGTON, TX 76018

Deed Date: 11/21/2017

Deed Volume:

Deed Page:

Instrument: [D217272785](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OD TEXAS D LLC	8/29/2017	D217201176		
PENNY JASON PENNY;PENNY SHERRY	5/9/2010	D210113122	0000000	0000000
GEHRES SHERRY;GEHRES YONG AE	9/6/2001	00151380000464	0015138	0000464
SHADWICK GREGORY;SHADWICK TAMARA RIG	1/30/1987	00088450000254	0008845	0000254
UNITED HOME FEDERAL	8/7/1986	000864400000678	0008644	0000678
HOTT AND PORTER INC	1/6/1984	00077090001035	0007709	0001035
E A HOTT INC	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	\$206,849	\$63,009	\$269,858	\$269,858
2024	\$206,849	\$63,009	\$269,858	\$246,499
2023	\$224,809	\$35,000	\$259,809	\$224,090
2022	\$193,228	\$35,000	\$228,228	\$203,718
2021	\$168,370	\$35,000	\$203,370	\$185,198
2020	\$135,094	\$35,000	\$170,094	\$168,362

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.