



**Address:** [2306 BLUFFVIEW CT](#)  
**City:** ARLINGTON  
**Georeference:** 34485-2-15  
**Subdivision:** RIVER BEND ADDITION  
**Neighborhood Code:** 1X130R

**Latitude:** 32.772721727  
**Longitude:** -97.0920579415  
**TAD Map:** 2120-400  
**MAPSCO:** TAR-069Q



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** RIVER BEND ADDITION Block 2  
Lot 15

**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:** \$492,169  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 02447223  
**Site Name:** RIVER BEND ADDITION-2-15  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 3,475  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 15,795  
**Land Acres<sup>\*</sup>:** 0.3626  
**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:**  
HENRY C BARBARA  
**Primary Owner Address:**  
2306 BLUFFVIEW CT  
ARLINGTON, TX 76011

**Deed Date:** 4/16/2001  
**Deed Volume:** 0014900  
**Deed Page:** 0000019  
**Instrument:** 00149000000019

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JONES CLIFFORD L;JONES MARY E	8/21/1991	00103670000167	0010367	0000167
SBC ASSET MANAGEMENT INC	8/7/1991	00103670000148	0010367	0000148
EDELMANN DANA;EDELMANN MICHAEL S	12/13/1985	00084000000107	0008400	0000107
SHERDON HOMES II INC	9/12/1984	00079480001069	0007948	0001069
H. L. HAYES	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	\$412,169	\$80,000	\$492,169	\$492,169
2024	\$412,169	\$80,000	\$492,169	\$453,750
2023	\$431,642	\$80,000	\$511,642	\$412,500
2022	\$295,000	\$80,000	\$375,000	\$375,000
2021	\$342,586	\$70,000	\$412,586	\$405,350
2020	\$319,579	\$70,000	\$389,579	\$368,500

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.