



**Address:** [2312 MEANDERING WAY](#)  
**City:** ARLINGTON  
**Georeference:** 34485-3-13  
**Subdivision:** RIVER BEND ADDITION  
**Neighborhood Code:** 1X130R

**Latitude:** 32.7726791113  
**Longitude:** -97.0894009338  
**TAD Map:** 2126-400  
**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 3  
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:** 1980

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 02447517

**Site Name:** RIVER BEND ADDITION-3-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,004

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 12,200

**Land Acres<sup>\*</sup>:** 0.2800

**Pool:** Y

<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:**

SIGMAN SCOTT S

SIGMAN LYDIA C

**Primary Owner Address:**

2312 MEANDERING WAY  
ARLINGTON, TX 76011-2620

**Deed Date:** 12/2/2004

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D204377708](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRIGGS WILLIAM HE III	5/22/1994	00116770001355	0011677	0001355
BRIGGS WILLIAM H	12/7/1987	00091530000495	0009153	0000495
SUNBELT NATIONAL MTG CORP	8/5/1986	00086400001251	0008640	0001251
LILLARD KENNETH D	8/1/1982	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	\$476,575	\$80,000	\$556,575	\$556,575
2024	\$476,575	\$80,000	\$556,575	\$556,575
2023	\$498,107	\$80,000	\$578,107	\$529,909
2022	\$422,602	\$80,000	\$502,602	\$481,735
2021	\$367,941	\$70,000	\$437,941	\$437,941
2020	\$342,585	\$70,000	\$412,585	\$412,585

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.