



Address: [216 QUAIL CREST DR](#)
City: ARLINGTON
Georeference: 39950-6-30
Subdivision: SPRING MEADOWS ADDITION-ARL
Neighborhood Code: 1S010K

Latitude: 32.6898624092
Longitude: -97.1078509869
TAD Map: 2120-372
MAPSCO: TAR-097E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SPRING MEADOWS ADDITION-
ARL Block 6 Lot 30

Jurisdictions:

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

State Code: A

Year Built: 1978

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 02926482

Site Name: SPRING MEADOWS ADDITION-ARL-6-30

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,508

Percent Complete: 100%

Land Sqft^{*}: 7,552

Land Acres^{*}: 0.1733

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:

PHAN HANNAH H
PHAN T M NGUYEN

Primary Owner Address:

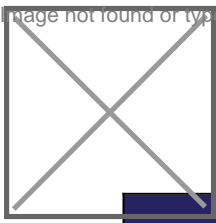
4307 LONE OAK DR
MANSFIELD, TX 76063

Deed Date: 11/19/2012

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213006637](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
NGUYEN TRI M	12/17/2007	D207448992	0000000	0000000
SECRETARY OF HUD	10/10/2006	D206403971	0000000	0000000
WASHINGTON MUTUAL BANK FA	10/3/2006	D206314454	0000000	0000000
CAMPOS LAURA S	1/28/1998	00130680000387	0013068	0000387
PEPPER MARSHA	10/30/1985	00083570001510	0008357	0001510
WALTER R NICHOLS	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	\$137,032	\$67,968	\$205,000	\$205,000
2024	\$152,386	\$67,968	\$220,354	\$220,354
2023	\$182,160	\$60,000	\$242,160	\$242,160
2022	\$145,645	\$60,000	\$205,645	\$205,645
2021	\$113,945	\$60,000	\$173,945	\$173,945
2020	\$113,945	\$60,000	\$173,945	\$173,945

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.