



**Address:** [2321 SUNFLOWER DR](#)  
**City:** ARLINGTON  
**Georeference:** 40015-23-10  
**Subdivision:** SPRINGRIDGE ADDITION  
**Neighborhood Code:** 1S010Q

**Latitude:** 32.7014072191  
**Longitude:** -97.0698629102  
**TAD Map:** 2132-376  
**MAPSCO:** TAR-098A



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SPRINGRIDGE ADDITION Block  
23 Lot 10

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1981

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$228,108

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

**Site Number:** 02936909

**Site Name:** SPRINGRIDGE ADDITION-23-10

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 998

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,895

**Land Acres<sup>\*</sup>:** 0.1582

**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:**

GUTIERREZ SANTIAGO

**Primary Owner Address:**

2321 SUNFLOWER DR  
ARLINGTON, TX 76014-1734

**Deed Date:** 12/8/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** 142-20-237443

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALVARADO KAY;GUTIERREZ SANTIAGO	1/25/2016	<a href="#">D216094590</a>		
ALVARADO KAY	5/4/2006	<a href="#">D206139599</a>	0000000	0000000
DIMAS MARISOL G	12/29/2000	00146660000496	0014666	0000496
DIMAS ERIC;DIMAS MARISOL G	10/25/1996	00125840000802	0012584	0000802
SEC OF HUD	6/16/1996	00124220000232	0012422	0000232
MIDFIRST BANK	3/5/1996	00122900001032	0012290	0001032
CANATELLA MICHAEL LEE	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	\$166,053	\$62,055	\$228,108	\$147,844
2024	\$166,053	\$62,055	\$228,108	\$134,404
2023	\$179,887	\$40,000	\$219,887	\$122,185
2022	\$131,274	\$40,000	\$171,274	\$111,077
2021	\$107,097	\$40,000	\$147,097	\$100,979
2020	\$98,518	\$40,000	\$138,518	\$91,799

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.