



Address: [2606 KRISTINWOOD DR](#)
City: ARLINGTON
Georeference: 40015-23-23
Subdivision: SPRINGRIDGE ADDITION
Neighborhood Code: 1S010Q

Latitude: 32.7005439166
Longitude: -97.0717297496
TAD Map: 2126-376
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 23

Jurisdictions:

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

State Code: A

Year Built: 1983

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$335,866

Protest Deadline Date: 5/24/2024

Site Number: 02937050

Site Name: SPRINGRIDGE ADDITION-23-23

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,887

Percent Complete: 100%

Land Sqft^{*}: 7,047

Land Acres^{*}: 0.1617

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:

GRANADOS JOSE
GRANADOS GEMMA

Primary Owner Address:

2606 KRISTINWOOD DR
ARLINGTON, TX 76014-1735

Deed Date: 4/15/2008

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D208174659](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FANNIE MAE	12/4/2007	D207440759	0000000	0000000
SHEA SAMUEL R	9/29/2006	D206320515	0000000	0000000
FLORES CLARA;FLORES ELEAZAR III	5/4/1990	00099210001040	0009921	0001040
THEUT BETH A &;THEUT TIMOTHY N	7/7/1987	00090210001252	0009021	0001252
SECRETARY OF HUD	1/7/1987	00088190000905	0008819	0000905
RYAN MORTGAGE CO	1/6/1987	00088020000762	0008802	0000762
ROSS TRACY JEAN	3/26/1985	00081290001979	0008129	0001979
WHEELER E PAXTON	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	\$272,443	\$63,423	\$335,866	\$248,002
2024	\$272,443	\$63,423	\$335,866	\$225,456
2023	\$241,555	\$40,000	\$281,555	\$204,960
2022	\$176,721	\$40,000	\$216,721	\$186,327
2021	\$171,848	\$40,000	\$211,848	\$169,388
2020	\$134,733	\$40,000	\$174,733	\$153,989

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.