



Address: [2612 CHINQUAPIN OAK LN](#)
City: ARLINGTON
Georeference: 30885-3-15
Subdivision: OAKS, THE (ARLINGTON)
Neighborhood Code: 1X020B

Latitude: 32.7485018227
Longitude: -97.153297842
TAD Map: 2102-392
MAPSCO: TAR-081D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: OAKS, THE (ARLINGTON) Block
3 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: 1968

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$466,064

Protest Deadline Date: 5/24/2024

Site Number: 03115739

Site Name: OAKS, THE (ARLINGTON)-3-15

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,914

Percent Complete: 100%

Land Sqft^{*}: 12,500

Land Acres^{*}: 0.2869

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:

FRISINGER JOSHUA

Primary Owner Address:

2612 CHINQUAPIN OAK LN
ARLINGTON, TX 76012

Deed Date: 9/26/2017

Deed Volume:

Deed Page:

Instrument: [D217225002](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KRICKER WENDIE M	3/14/2008	D208099091	0000000	0000000
WOODHOUSE PETE R	11/14/2007	D207412432	0000000	0000000
DEUTSCHE BANK NATIONAL TR CO	3/6/2007	D207088428	0000000	0000000
DEFORD LEROY JAMES	2/6/2002	00166790000270	0016679	0000270
DEFORD LEROY J;DEFORD MARY LEE	7/9/1991	00103270000214	0010327	0000214
SUNBELT NATIONAL MGT CORP	3/8/1990	00098710002084	0009871	0002084
BARTLETT GWEN;BARTLETT LEO R	9/7/1984	00079450001947	0007945	0001947
KEITH & DIANNE SMITH	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	\$401,064	\$65,000	\$466,064	\$466,064
2024	\$401,064	\$65,000	\$466,064	\$451,439
2023	\$361,783	\$65,000	\$426,783	\$410,399
2022	\$321,960	\$65,000	\$386,960	\$373,090
2021	\$298,930	\$55,000	\$353,930	\$339,173
2020	\$253,339	\$55,000	\$308,339	\$308,339

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.