



Address: [2706 VALPARAISO TR](#)
City: ARLINGTON
Georeference: 44417-2-13
Subdivision: VALPARAISO ESTATE
Neighborhood Code: 1L130K

Latitude: 32.6587310666
Longitude: -97.1539015423
TAD Map: 2102-360
MAPSCO: TAR-095Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VALPARAISO ESTATE Block 2
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: 1979

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 03246701

Site Name: VALPARAISO ESTATE-2-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,817

Percent Complete: 100%

Land Sqft^{*}: 6,320

Land Acres^{*}: 0.1450

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:

SPRAGUE JAMES R EST

SPRAGUE MARY EST

Primary Owner Address:

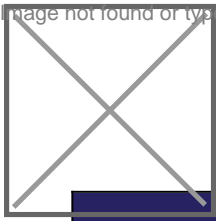
2706 VALPARAISO TR
ARLINGTON, TX 76017-4315

Deed Date: 1/12/1994

Deed Volume: 0011434

Deed Page: 0001629

Instrument: 00114340001629



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ASHFORD CHARLES T;ASHFORD KAREN	7/21/1988	00093360000924	0009336	0000924
SLAVIN PAUL STEVEN	2/4/1983	00074400001865	0007440	0001865
SALLY & PAUL SLAVIN	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	\$249,227	\$75,000	\$324,227	\$324,227
2024	\$249,227	\$75,000	\$324,227	\$324,227
2023	\$268,244	\$55,000	\$323,244	\$323,244
2022	\$247,853	\$55,000	\$302,853	\$302,853
2021	\$203,383	\$23,000	\$226,383	\$226,383
2020	\$188,616	\$23,000	\$211,616	\$211,616

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.