



Address: [2201 RIVER RIDGE RD](#)
City: ARLINGTON
Georeference: 47265-1-13
Subdivision: WIMBLEDON ADDITION
Neighborhood Code: 1L160G

Latitude: 32.6665477912
Longitude: -97.1443855813
TAD Map: 2108-360
MAPSCO: TAR-096S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WIMBLEDON ADDITION Block 1
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: 1978

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 03558339

Site Name: WIMBLEDON ADDITION-1-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,495

Percent Complete: 100%

Land Sqft^{*}: 18,000

Land Acres^{*}: 0.4132

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:

GNS & MHS REVOCABLE LIVING TRUST

Primary Owner Address:

2201 RIVER RIDGE RD
ARLINGTON, TX 76017

Deed Date: 10/18/2016

Deed Volume:

Deed Page:

Instrument: [D216246365](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|----------------------------------|------------|----------------|-------------|-----------|
| SMITH GREGORY N;SMITH MARTHA J | 7/17/1987 | 00090090000859 | 0009009 | 0000859 |
| SUTHERLAND RITA KAY | 7/7/1987 | 00090090000855 | 0009009 | 0000855 |
| GUION BRAD L WILEMON;GUION H DON | 3/13/1987 | 00088740001684 | 0008874 | 0001684 |
| SUTHERLAND RITA KAY | 8/27/1986 | 00086650002042 | 0008665 | 0002042 |
| SUTHERLAND BILL | 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 | \$382,979 | \$91,200 | \$474,179 | \$474,179 |
| 2024 | \$382,979 | \$91,200 | \$474,179 | \$474,179 |
| 2023 | \$394,841 | \$91,200 | \$486,041 | \$462,836 |
| 2022 | \$365,544 | \$91,200 | \$456,744 | \$420,760 |
| 2021 | \$302,709 | \$79,800 | \$382,509 | \$382,509 |
| 2020 | \$305,275 | \$79,800 | \$385,075 | \$385,075 |

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.