



**Address:** [3116 WOODFORD DR](#)  
**City:** ARLINGTON  
**Georeference:** 47660C-1-8R  
**Subdivision:** WOODLAND WEST ESTATES ADDITION  
**Neighborhood Code:** 1C250B

**Latitude:** 32.7295257825  
**Longitude:** -97.1578233456  
**TAD Map:** 2102-384  
**MAPSCO:** TAR-081M



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WOODLAND WEST ESTATES  
ADDITION Block 1 Lot 8R & PT CE

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1969

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$454,926

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

**Site Number:** 03637328

**Site Name:** WOODLAND WEST ESTATES ADDITION-1-8R

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,043

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 19,000

**Land Acres<sup>\*</sup>:** 0.4361

**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:**

PEAY JAMES  
PEAY KELLY

**Primary Owner Address:**

3116 WOODFORD DR  
ARLINGTON, TX 76013

**Deed Date:** 4/17/2015

**Deed Volume:**

**Deed Page:**

**Instrument:** [D215081271](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KALKA LINDA R;KALKA RONALD W	8/21/2006	<a href="#">D206268173</a>	0000000	0000000
MESSER MARK ALLEN;MESSER TERESA	6/25/2002	00157770000232	0015777	0000232
MESSER ELIZABETH J	2/13/1998	00130850000202	0013085	0000202
NOAH CHARLES JR;NOAH CHERYL	5/11/1988	00092710002355	0009271	0002355
NORRIS KAY W	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	\$365,864	\$89,062	\$454,926	\$454,872
2024	\$365,864	\$89,062	\$454,926	\$413,520
2023	\$329,531	\$71,250	\$400,781	\$375,927
2022	\$289,536	\$71,250	\$360,786	\$341,752
2021	\$254,759	\$71,250	\$326,009	\$310,684
2020	\$230,064	\$71,250	\$301,314	\$282,440

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.