



Address: [3412 W PLEASANT RIDGE RD](#)
City: ARLINGTON
Georeference: A 208-1D01A
Subdivision: BEALL, O D SURVEY
Neighborhood Code: 1L010N

Latitude: 32.6794734616
Longitude: -97.1621560895
TAD Map: 2102-368
MAPSCO: TAR-095L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BEALL, O D SURVEY Abstract
208 Tract 1D1A & 1D1B

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

State Code: A
Year Built: 1963
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$243,861
Protest Deadline Date: 5/24/2024

Site Number: 03782700
Site Name: BEALL, O D SURVEY-1D01A-20
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,048
Percent Complete: 100%
Land Sqft^{*}: 37,418
Land Acres^{*}: 0.8590
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:
BRADDOCK GROVER B
BRADDOCK BARBARA ANN
Primary Owner Address:
3412 W PLEASANT RIDGE RD
ARLINGTON, TX 76016

Deed Date: 3/20/2023
Deed Volume:
Deed Page:
Instrument: [D223051572](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRADDOCK GROVER B	12/31/1900	0000000000000000	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	\$145,560	\$98,301	\$243,861	\$195,740
2024	\$145,560	\$98,301	\$243,861	\$177,945
2023	\$156,130	\$98,301	\$254,431	\$161,768
2022	\$105,828	\$75,206	\$181,034	\$147,062
2021	\$87,391	\$62,063	\$149,454	\$133,693
2020	\$80,552	\$62,063	\$142,615	\$121,539

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.