



Address: [2312 BALSAM DR # A101](#)
City: ARLINGTON
Georeference: 957C
Subdivision: ARLINGTON OAKS CONDOMINIUM
Neighborhood Code: A1N010E

Latitude: 32.7729607734
Longitude: -97.0679250652
TAD Map: 2132-400
MAPSCO: TAR-070N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ARLINGTON OAKS
CONDOMINIUM Block A Lot 101 & .00207147 OF
COMMON AREA

Jurisdictions:

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

State Code: A

Year Built: 1980

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 04609565

Site Name: ARLINGTON OAKS CONDOMINIUM-A-101

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 662

Percent Complete: 100%

Land Sqft^{*}: 0

Land Acres^{*}: 0.0000

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:

GARCIZ VICTOR G JR

Primary Owner Address:

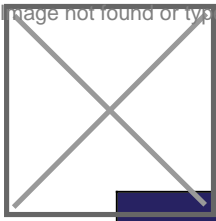
1708 HARKRIDER LN
MOUNT PLEASANT, TX 75455

Deed Date: 4/23/1998

Deed Volume: 0013293

Deed Page: 0000127

Instrument: 00132930000127



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BOULTINGHOUSE DENISE D	6/7/1996	00124940001396	0012494	0001396
PEARCE THEODORE D	9/12/1989	00097150001256	0009715	0001256
SECRETARY OF HUD	11/3/1987	00091260001952	0009126	0001952
PRIDE EQUITY MORTGAGE CORP	5/8/1986	00086750001758	0008675	0001758
CLEVELAND DENISE	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	\$107,144	\$20,000	\$127,144	\$127,144
2024	\$107,144	\$20,000	\$127,144	\$127,144
2023	\$96,173	\$20,000	\$116,173	\$116,173
2022	\$87,180	\$8,000	\$95,180	\$95,180
2021	\$80,587	\$8,000	\$88,587	\$88,587
2020	\$73,871	\$8,000	\$81,871	\$81,871

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.