4810 TREVER TR GRAPEVINE, TX 76051

07-13-2025

Address: 2312 BALSAM DR # A203

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LOCATION

City: ARLINGTON Georeference: 957C Subdivision: ARLINGTON OAKS CONDOMINIUM Neighborhood Code: A1N010E

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

PROPERTY DATA

Legal Description: ARLINGTON OAKS CONDOMINIUM Block A Lot 203 & .00279742 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: OWNWELL INC (12140) Notice Sent Date: 4/15/2025 Notice Value: \$151,151 Protest Deadline Date: 5/24/2024

Site Number: 04609743 Site Name: ARLINGTON OAKS CONDOMINIUM-A-203 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size+++: 894 Percent Complete: 100% Land Sqft^{*}: 0 Land Acres*: 0.0000 Pool: N

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

+++ Rounded.

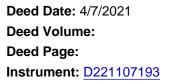
OWNER INFORMATION

Current Owner: KELSEYA IRA LLC Primary Owner Address:

Tarrant Appraisal District Property Information | PDF Account Number: 04609743

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





Previous Owners	Date	Instrument	Deed Volume	Deed Page
MATTSON GREGG 100753	12/20/2016	D216298783		
RIVERA ISELA M;RIVERA TOM	11/14/2000	00146200000233	0014620	0000233
SLATER CHRISTINE K;SLATER GARY	5/9/1997	00127710000535	0012771	0000535
STANLEY RICHARD	12/31/1900	000000000000000000000000000000000000000	000000	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	\$99,531	\$20,000	\$119,531	\$119,531
2024	\$131,151	\$20,000	\$151,151	\$150,000
2023	\$105,000	\$20,000	\$125,000	\$125,000
2022	\$100,000	\$8,000	\$108,000	\$108,000
2021	\$91,793	\$8,000	\$99,793	\$99,793
2020	\$73,994	\$8,000	\$81,994	\$81,994

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.