



Address: [2304 BALSAM DR # E103](#)
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 E Lot 103 & .00252832 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: 1981

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 04610776

Site Name: ARLINGTON OAKS CONDOMINIUM-E-103

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 808

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:

GT ARLINGTON CONDOS LLC

Primary Owner Address:

752 N MAIN ST 157
MANSFIELD, TX 76063

Deed Date: 1/31/2022

Deed Volume:

Deed Page:

Instrument: [D222029366](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TESFAMICAEL DANIEL	1/13/2022	D222014564		
FRAGOSA-CHAVEZ DANNY	9/30/2019	D219225723		
NEAL RONCEYNIUS L	2/14/2003	00164180000318	0016418	0000318
DASH PROPERTIES	11/22/1999	00141150000351	0014115	0000351
DAY JONNY M;DAY VIRGINIA	4/15/1998	00131770000401	0013177	0000401
CRAMER FINANCIAL GROUP INC	12/9/1997	00130110000057	0013011	0000057
COMER KENNETH EARL JR	9/18/1991	00103930001936	0010393	0001936
FED NATIONAL MORTGAGE ASSOC	5/7/1991	00102770001057	0010277	0001057
MCMULLEN ROBERT M	11/14/1989	00097790000441	0009779	0000441
FED NATIONAL MORTGAGE ASSOC	5/2/1989	00095900001478	0009590	0001478
TAYLOR MARY J	5/25/1984	00078400001441	0007840	0001441
FED NATL MORTGAGE ASSOC	1/4/1984	00077060000333	0007706	0000333
U S HOME CORP	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	\$124,278	\$20,000	\$144,278	\$144,278
2024	\$124,278	\$20,000	\$144,278	\$144,278
2023	\$111,545	\$20,000	\$131,545	\$131,545
2022	\$101,108	\$8,000	\$109,108	\$109,108
2021	\$93,454	\$8,000	\$101,454	\$101,454
2020	\$85,661	\$8,000	\$93,661	\$93,661

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.