



**Address:** [5218 WELLRIDGE DR](#)  
**City:** ARLINGTON  
**Georeference:** 23783-6-24  
**Subdivision:** LEEDS ADDITION, THE  
**Neighborhood Code:** 1M030D

**Latitude:** 32.6610361934  
**Longitude:** -97.1201595146  
**TAD Map:** 2114-360  
**MAPSCO:** TAR-096V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** LEEDS ADDITION, THE Block 6  
Lot 24

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
MANSFIELD ISD (908)

**State Code:** A

**Year Built:** 1986

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$266,741

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

**Site Number:** 05199344

**Site Name:** LEEDS ADDITION, THE-6-24

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,453

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,020

**Land Acres<sup>\*</sup>:** 0.2070

**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:**

CAHILL MICHAEL JOSEPH

**Primary Owner Address:**

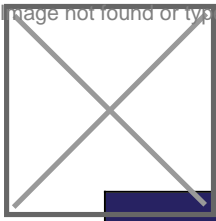
5218 WELLRIDGE DR  
ARLINGTON, TX 76017-6229

**Deed Date:** 2/16/1995

**Deed Volume:** 0011895

**Deed Page:** 0000857

**Instrument:** 00118950000857



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CAHILL MICHAEL J;CAHILL SHERRY	10/28/1986	00862150004707	0086215	0004707
BOB SPIES HOMES INC	12/7/1984	00080270000823	0008027	0000823
S & M BUILDING 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 <sup>+</sup>
2025	\$226,741	\$40,000	\$266,741	\$243,219
2024	\$226,741	\$40,000	\$266,741	\$221,108
2023	\$218,714	\$40,000	\$258,714	\$201,007
2022	\$193,279	\$30,000	\$223,279	\$182,734
2021	\$176,771	\$30,000	\$206,771	\$166,122
2020	\$152,564	\$30,000	\$182,564	\$151,020

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.