



Address: [5214 WELLRIDGE DR](#)
City: ARLINGTON
Georeference: 23783-6-26
Subdivision: LEEDS ADDITION, THE
Neighborhood Code: 1M030D

Latitude: 32.6613743662
Longitude: -97.1202917303
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 26

Jurisdictions:

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

State Code: A

Year Built: 1988

Personal Property Account: N/A

Agent: OCONNOR & ASSOCIATES (00436)

Notice Sent Date: 4/15/2025

Notice Value: \$255,603

Protest Deadline Date: 5/24/2024

Site Number: 05199360

Site Name: LEEDS ADDITION, THE-6-26

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,444

Percent Complete: 100%

Land Sqft^{*}: 5,468

Land Acres^{*}: 0.1255

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:

IP KWOK CHI

Primary Owner Address:

5214 WELLRIDGE DR
ARLINGTON, TX 76017-6229

Deed Date: 1/9/1997

Deed Volume: 0012645

Deed Page: 0002015

Instrument: 00126450002015

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LITTLE DANNETTE B	4/20/1994	00115710000418	0011571	0000418
LITTLE DANNETTE;LITTLE TOMMY	10/21/1988	00094220000686	0009422	0000686
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 ⁺
2025	\$205,379	\$40,000	\$245,379	\$245,249
2024	\$215,603	\$40,000	\$255,603	\$222,954
2023	\$207,882	\$40,000	\$247,882	\$202,685
2022	\$183,983	\$30,000	\$213,983	\$184,259
2021	\$168,000	\$30,000	\$198,000	\$167,508
2020	\$125,000	\$30,000	\$155,000	\$152,280

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.