

CITY OF ARLINGTON (024) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) ARLINGTON ISD (901) State Code: A Year Built: 1986 Personal Property Account: N/A Agent: TEXAS TAX PROTEST (05909) Notice Sent Date: 4/15/2025 Notice Value: \$273,000

Protest Deadline Date: 5/24/2024

07-09-2025

Address: 2108 WOODLAND OAKS DR

type unknown

ge not round or

LOCATION

City: ARLINGTON Georeference: 38010-1-5 Subdivision: SHADY OAKS GARDEN HOME ADDN Neighborhood Code: 1L020D

GoogletMapd or type unknown

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

Legal Description: SHADY OAKS GARDEN HOME

# PROPERTY DATA

Jurisdictions:

Site Number: 05582571 Site Name: SHADY OAKS GARDEN HOME ADDN-1-5 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 1,524 Percent Complete: 100% Land Sqft<sup>\*</sup>: 4,424 Land Acres<sup>\*</sup>: 0.1015 Pool: N

#### +++ Rounded.

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

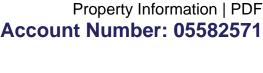
## **OWNER INFORMATION**

Current Owner: ROSE SEAN GIRBAUD Primary Owner Address: 2108 WOODLAND OAKS DR

ARLINGTON, TX 76013

Deed Date: 6/1/2020 Deed Volume: Deed Page: Instrument: D220125660

Latitude: 32.7092583504 Longitude: -97.1883108773 TAD Map: 2090-376 MAPSCO: TAR-080Z



**Tarrant Appraisal District** 

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BAUMLER SYLVIA I	5/23/1995	00119870001697	0011987	0001697
TOTH JEFFREY MICHAEL	10/29/1992	00108450000798	0010845	0000798
SECRETARY OF HUD	3/9/1992	00105890001332	0010589	0001332
CAPITOL MORTGAGE BANKERS INC	3/3/1992	00105570002324	0010557	0002324
QUINN GAYLE M	6/6/1986	00085710001892	0008571	0001892
NASH PHILLIPS CORPUS INC	6/4/1984	00078470001383	0007847	0001383
SKINNER/BOYD PARTNERSHIP	1/1/1984	000000000000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised
2025	\$228,000	\$45,000	\$273,000	\$273,000
2024	\$228,000	\$45,000	\$273,000	\$263,465
2023	\$203,762	\$45,000	\$248,762	\$239,514
2022	\$181,477	\$45,000	\$226,477	\$217,740
2021	\$162,945	\$35,000	\$197,945	\$197,945
2020	\$121,867	\$35,000	\$156,867	\$156,867

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.