



**Address:** [4324 ENCHANTED OAKS DR](#)  
**City:** ARLINGTON  
**Georeference:** 12753H-11-11  
**Subdivision:** ENCHANTED BAY ADDITION  
**Neighborhood Code:** 1L050B

**Latitude:** 32.6762760024  
**Longitude:** -97.2269554981  
**TAD Map:** 2084-364  
**MAPSCO:** TAR-093R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ENCHANTED BAY ADDITION  
Block 11 Lot 11

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
ARLINGTON ISD (901)

**State Code:** A

**Year Built:** 1991

**Personal Property Account:** N/A

**Agent:** UPTG (00670)

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

**Notice Value:** \$781,000

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

**Site Number:** 05805155

**Site Name:** ENCHANTED BAY ADDITION-11-11

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,002

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,643

**Land Acres<sup>\*</sup>:** 0.2443

**Pool:** Y

<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:**

MELTON DARRELL W

**Primary Owner Address:**

4324 ENCHANTED OAKS DR  
ARLINGTON, TX 76016

**Deed Date:** 1/8/2015

**Deed Volume:**

**Deed Page:**

**Instrument:** [D215012804](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MELTON ANA D;MELTON DARRELL W	2/21/2004	<a href="#">D204057292</a>	0000000	0000000
PERELLI WENDY J	8/6/2001	00150680000017	0015068	0000017
BAIRD JOHN JR;BAIRD TERRESA	3/7/1996	00122940001187	0012294	0001187
COASTAL BANC	11/7/1995	00121600001459	0012160	0001459
HAMMOND GARY L;HAMMOND KIM E	12/23/1991	00104830001249	0010483	0001249
STONEWOOD CORP	9/28/1991	00104110002108	0010411	0002108
ROCK FOREST INC	9/27/1991	00104110002103	0010411	0002103
COWTOWN LAND CO INC	3/28/1991	00102150001798	0010215	0001798
EMPIRE OF AMERICA FED SAV BNK	2/27/1989	00095930001607	0009593	0001607
1515 CORP	9/6/1988	00093830000052	0009383	0000052
EXCALIBUR PROPERTIES INC	4/14/1987	00089120002011	0008912	0002011
ENCHANTED BAY JV	1/1/1985	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	\$631,000	\$150,000	\$781,000	\$728,109
2024	\$631,000	\$150,000	\$781,000	\$661,917
2023	\$522,706	\$150,000	\$672,706	\$601,743
2022	\$615,000	\$150,000	\$765,000	\$547,039
2021	\$347,308	\$150,000	\$497,308	\$497,308
2020	\$347,308	\$150,000	\$497,308	\$464,121

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.