



Address: [2303 RIVER RIDGE RD](#)
City: ARLINGTON
Georeference: 9623-2-22
Subdivision: DEERWOOD PARK ADDITION
Neighborhood Code: 1L160D

Latitude: 32.6653288299
Longitude: -97.1456970122
TAD Map: 2108-360
MAPSCO: TAR-096S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: DEERWOOD PARK ADDITION
Block 2 Lot 22

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: None
Protest Deadline Date: 5/24/2024

Site Number: 05830869
Site Name: DEERWOOD PARK ADDITION-2-22
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,834
Percent Complete: 100%
Land Sqft^{*}: 12,597
Land Acres^{*}: 0.2891
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:
J AND A SOVIC LIVING TRUST
Primary Owner Address:
2303 RIVER RIDGE RD
ARLINGTON, TX 76017

Deed Date: 4/13/2011
Deed Volume:
Deed Page:
Instrument: [D223049771](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SOVIC ANNIE;SOVIC JOHN	5/31/1991	00102730001131	0010273	0001131
OURO VERDE PH III INC	12/17/1984	00080340001643	0008034	0001643



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	\$458,357	\$140,000	\$598,357	\$598,357
2024	\$458,357	\$140,000	\$598,357	\$598,357
2023	\$432,353	\$140,000	\$572,353	\$555,239
2022	\$366,897	\$140,000	\$506,897	\$504,763
2021	\$318,875	\$140,000	\$458,875	\$458,875
2020	\$298,019	\$140,000	\$438,019	\$438,019

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.