

Tarrant Appraisal District

Property Information | PDF

Account Number: 06056245

Address: 3412 EDGEWATER CT

City: ARLINGTON

Georeference: 38510-J-9R

Subdivision: SHOREWOOD ADDITION

Neighborhood Code: 1L050A

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

PROPERTY DATA

Legal Description: SHOREWOOD ADDITION Block

J Lot 9R

Jurisdictions:

CITY OF ARLINGTON (024) TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

ARLINGTON ISD (901)

State Code: A Year Built: 1986 Agent: None

Notice Sent Date: 4/15/2025 Notice Value: \$1,168,000

Protest Deadline Date: 5/24/2024

Site Number: 06056245

Latitude: 32.6911509911

TAD Map: 2084-372 **MAPSCO:** TAR-094F

Longitude: -97.2099558627

Site Name: SHOREWOOD ADDITION-J-9R **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 5,539
Percent Complete: 100%

Land Sqft*: 32,678 Land Acres*: 0.7501

Pool: Y

+++ Rounded.

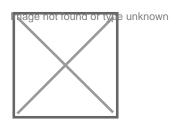
OWNER INFORMATION

Current Owner:Deed Date: 3/12/2010KONDRASKE GEORGEDeed Volume: 0000000Primary Owner Address:Deed Page: 00000003412 EDGEWATER CTInstrument: D210057952

Previous Owners	Date	Instrument	Deed Volume	Deed Page
YEH CHUN TING;YEH MIAO CHU	9/25/1991	00103980000421	0010398	0000421
COX DOROTHY;COX RONALD G	1/1/1986	000000000000000	0000000	0000000

06-24-2025 Page 1

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



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	\$891,767	\$174,233	\$1,066,000	\$1,066,000
2024	\$993,767	\$174,233	\$1,168,000	\$995,393
2023	\$850,601	\$174,233	\$1,024,834	\$904,903
2022	\$767,131	\$174,116	\$941,247	\$822,639
2021	\$573,738	\$174,116	\$747,854	\$747,854
2020	\$573,738	\$174,116	\$747,854	\$747,854

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

06-24-2025 Page 2

⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.