



**Address:** [3301 HUNTER COVE DR](#)  
**City:** ARLINGTON  
**Georeference:** 47923-3-45  
**Subdivision:** WYNDHAM PLACE ESTATES ADDITION  
**Neighborhood Code:** 1M010J

**Latitude:** 32.6309857319  
**Longitude:** -97.1608849643  
**TAD Map:** 2102-348  
**MAPSCO:** TAR-109L



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WYNDHAM PLACE ESTATES  
ADDITION Block 3 Lot 45

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1993

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$409,848

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

**Site Number:** 06126162

**Site Name:** WYNDHAM PLACE ESTATES ADDITION-3-45

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,313

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,799

**Land Acres<sup>\*</sup>:** 0.2020

**Pool:** N

<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:**

GROVE CHARLES JR  
GROVE NANCY

**Primary Owner Address:**

3301 HUNTER COVE DR  
ARLINGTON, TX 76001-6639

**Deed Date:** 9/11/2003

**Deed Volume:** 0017199

**Deed Page:** 0000170

**Instrument:** [D203345060](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCKINLEY SHAWN;MCKINLEY THOMAS P	7/10/1998	00133170000195	0013317	0000195
CRESSIONNIE ELAINE;CRESSIONNIE LUCIEN L	2/28/1995	00118950000860	0011895	0000860
LAMBERT SHEIL;LAMBERT WAYNE W JR	7/30/1993	00111710000171	0011171	0000171
POWERS CONSTRUCTION CO INC	1/1/1986	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	\$339,148	\$70,700	\$409,848	\$398,420
2024	\$339,148	\$70,700	\$409,848	\$362,200
2023	\$317,163	\$70,700	\$387,863	\$329,273
2022	\$303,062	\$60,600	\$363,662	\$299,339
2021	\$222,126	\$50,000	\$272,126	\$272,126
2020	\$223,796	\$50,000	\$273,796	\$273,796

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)
- DISABLED VET 70 to 99 PCT 11.22

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.