

Tarrant Appraisal District

Property Information | PDF

Account Number: 06202039

Address: 2631 GARDEN RIDGE LN

City: ARLINGTON

Georeference: 30364C--47 Subdivision: OAK CANYON Neighborhood Code: 1X130K **Longitude:** -97.0881313875 **TAD Map:** 2126-404

MAPSCO: TAR-069Q

Latitude: 32.7775430315



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

PROPERTY DATA

Legal Description: OAK CANYON Lot 47 & PART

OF COMMON AREA

Jurisdictions:

CITY OF ARLINGTON (024) TARRANT COUNTY (220)

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

ARLINGTON ISD (901)

State Code: A Year Built: 1992

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06202039

Site Name: OAK CANYON-47

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,387
Percent Complete: 100%

Land Sqft*: 4,966 Land Acres*: 0.1140

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

ROWLAND TED LYNN

Primary Owner Address:

2631 GARDEN RIDGE LN

Deed Date: 11/20/1992

Deed Volume: 0010858

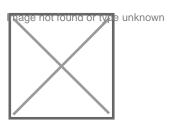
Deed Page: 0000319

ARLINGTON, TX 76006-4030 Instrument: 00108580000319

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WEEKLEY HOMES INC	12/7/1990	00101360001420	0010136	0001420
NORTH CAROLINA SAV & LOAN	1/1/1987	00000000000000	0000000	0000000

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^{*} 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. Tarrant County Tax Office Account Information.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$306,441	\$60,000	\$366,441	\$366,441
2024	\$306,441	\$60,000	\$366,441	\$366,441
2023	\$308,817	\$60,000	\$368,817	\$339,339
2022	\$282,225	\$60,000	\$342,225	\$308,490
2021	\$220,445	\$60,000	\$280,445	\$280,445
2020	\$222,115	\$60,000	\$282,115	\$282,115

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.

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