



Address: [6112 WOODED EDGE CT](#)
City: ARLINGTON
Georeference: 10975-3-23
Subdivision: EDGEWOOD ADDITION-ARLINGTON
Neighborhood Code: 1M100C

Latitude: 32.6457742126
Longitude: -97.1429554277
TAD Map: 2108-356
MAPSCO: TAR-110A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EDGEWOOD ADDITION-
ARLINGTON Block 3 Lot 23

Jurisdictions:

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

State Code: A

Year Built: 2016

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$547,182

Protest Deadline Date: 5/24/2024

Site Number: 06225187

Site Name: EDGEWOOD ADDITION-ARLINGTON-3-23

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,399

Percent Complete: 100%

Land Sqft^{*}: 15,712

Land Acres^{*}: 0.3606

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:

FRANKS JOANNE
FRANKS MATTHEW

Primary Owner Address:

6112 WOODED EDGE CT
ARLINGTON, TX 76001

Deed Date: 4/12/2017

Deed Volume:

Deed Page:

Instrument: [D217083445](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROYAL FAMILY LIVING HOMES LLC	2/7/2017	D217031635		
MUKHI NISREEN	1/7/2015	D215004151		
PRATER ERICA B;PRATER ZANE D	1/9/2009	D209009256	0000000	0000000
QAZI MOHAMMAD	5/11/2004	D204153556	0000000	0000000
POLY-WEBB	9/8/1993	00112600001010	0011260	0001010
EDGEWOOD ADDITION CORP	9/12/1988	00096150001154	0009615	0001154
PHILLIPS DAN L	1/1/1987	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 ⁺
2025	\$508,932	\$38,250	\$547,182	\$546,535
2024	\$508,932	\$38,250	\$547,182	\$496,850
2023	\$443,905	\$38,250	\$482,155	\$451,682
2022	\$409,959	\$38,250	\$448,209	\$410,620
2021	\$378,363	\$38,250	\$416,613	\$373,291
2020	\$301,105	\$38,250	\$339,355	\$339,355

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.