



Address: [3315 ELKHART CT](#)
City: ARLINGTON
Georeference: 47003-1-32
Subdivision: WILLIAMS PLACE ADDITION
Neighborhood Code: 1L040J

Latitude: 32.69146919
Longitude: -97.1833473175
TAD Map: 2096-372
MAPSCO: TAR-095E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLIAMS PLACE ADDITION
Block 1 Lot 32

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)

State Code: A

Year Built: 1989

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$298,141

Protest Deadline Date: 5/24/2024

Site Number: 06315305

Site Name: WILLIAMS PLACE ADDITION-1-32

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,785

Percent Complete: 100%

Land Sqft^{*}: 9,672

Land Acres^{*}: 0.2220

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:

FRAZIER TROY
FRAZIER HOLLIE

Primary Owner Address:

3315 ELKHART CT
ARLINGTON, TX 76016-1864

Deed Date: 10/14/2005

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D205319345](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KHOSRAVIKATOLI MANSOUR	3/28/2005	D205130271	0000000	0000000
KHOSRAVIKATOLI;KHOSRAVIKATOLI MANSOUR	3/22/1990	00098780000440	0009878	0000440
FOUR SEASONS CUSTOM HOMES INC	6/28/1989	00098780000430	0009878	0000430
J DOUG MCCLURE CONST INC	6/7/1989	00096720001253	0009672	0001253
MCCLURE J DOUG	1/1/1988	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	\$248,141	\$50,000	\$298,141	\$298,141
2024	\$248,141	\$50,000	\$298,141	\$297,095
2023	\$267,676	\$50,000	\$317,676	\$270,086
2022	\$231,113	\$50,000	\$281,113	\$245,533
2021	\$198,212	\$25,000	\$223,212	\$223,212
2020	\$198,212	\$25,000	\$223,212	\$219,513

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.