



Address: [3806 SOUNDER DR](#)
City: ARLINGTON
Georeference: 25503-2-19R
Subdivision: MEADOW WOOD ESTATES ADDITION
Neighborhood Code: 1L120P

Latitude: 32.6435846911
Longitude: -97.1696105516
TAD Map: 2096-352
MAPSCO: TAR-109F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MEADOW WOOD ESTATES
ADDITION Block 2 Lot 19R

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: None

Notice Sent Date: 4/15/2025

Notice Value: \$366,831

Protest Deadline Date: 5/24/2024

Site Number: 06416977

Site Name: MEADOW WOOD ESTATES ADDITION-2-19R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,422

Percent Complete: 100%

Land Sqft^{*}: 14,418

Land Acres^{*}: 0.3309

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:

DERRICK KEVIN TROY
DERRICK ASHLEY

Primary Owner Address:

3806 SOUNDER DR
ARLINGTON, TX 76001

Deed Date: 12/10/2024

Deed Volume:

Deed Page:

Instrument: [D224220787](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LOPEZ JARED SHANE;LOPEZ WINDY RAQUEL	8/29/2018	D218193926		
STASNY KENNETH W;STASNY SUSANA	10/15/2002	00160680000311	0016068	0000311
ESTRADA ERIC D;ESTRADA LEANNE	2/25/1999	00136860000241	0013686	0000241
SHEETS ANGELA H;SHEETS DAVID B	8/27/1997	00128880000474	0012888	0000474
MARQUIS CRAIG;MARQUIS KAREN	1/1/1990	00099640000655	0009964	0000655

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	\$291,831	\$75,000	\$366,831	\$366,831
2024	\$291,831	\$75,000	\$366,831	\$299,475
2023	\$298,198	\$55,000	\$353,198	\$272,250
2022	\$265,163	\$55,000	\$320,163	\$247,500
2021	\$170,000	\$55,000	\$225,000	\$225,000
2020	\$178,550	\$46,450	\$225,000	\$225,000

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

There are no exemptions for this property

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.