



Address: [2316 CREST PARK DR](#)
City: ARLINGTON
Georeference: 34556-1-1
Subdivision: RIVER RIDGE ADDITION
Neighborhood Code: 1X130G

Latitude: 32.7791342702
Longitude: -97.0686584074
TAD Map: 2132-404
MAPSCO: TAR-070N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIVER RIDGE ADDITION Block
1 Lot 1

Jurisdictions:
CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)
State Code: A
Year Built: 1994
Personal Property Account: N/A
Agent: TAX RECOURSE LLC (00984)
Protest Deadline Date: 5/24/2024

Site Number: 06544819
Site Name: RIVER RIDGE ADDITION-1-1
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,471
Percent Complete: 100%
Land Sqft^{*}: 8,624
Land Acres^{*}: 0.1980
Pool: Y

⁺⁺⁺ Rounded.
^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
BAF ASSETS 6 LLC
Primary Owner Address:
5001 PLAZA ON THE LAKE STE 200
AUSTIN, TX 78746

Deed Date: 3/8/2023
Deed Volume:
Deed Page:
Instrument: [D223040845](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BAF 3 LLC	6/17/2022	D222160326		
TOWNSEND JULIE;TOWNSEND MATT	3/7/2008	D208092782	0000000	0000000
GMAC MORTGAGE CORPORATION	2/14/2008	D208052381	0000000	0000000
POSSU GRACIANY;POSSU PEDRO P	7/25/2005	D205216880	0000000	0000000
DAVIS ERNEST;DAVIS JOYCE M	4/13/1995	00119440002313	0011944	0002313
CENTEX REAL ESTATE CORP	1/1/1992	000000000000000	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	\$375,000	\$70,000	\$445,000	\$445,000
2024	\$408,785	\$70,000	\$478,785	\$478,785
2023	\$455,000	\$70,000	\$525,000	\$525,000
2022	\$252,215	\$70,000	\$322,215	\$322,215
2021	\$252,215	\$70,000	\$322,215	\$322,215
2020	\$252,215	\$70,000	\$322,215	\$322,215

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.