



**Address:** [5104 RIDGE POINTE DR](#)  
**City:** ARLINGTON  
**Georeference:** 18203-1-3  
**Subdivision:** HIGHPOINT CIRCLE  
**Neighborhood Code:** 1L1005

**Latitude:** 32.6638877821  
**Longitude:** -97.2058987712  
**TAD Map:** 2090-360  
**MAPSCO:** TAR-094T



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HIGHPOINT CIRCLE Block 1 Lot 3

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KENNEDALE ISD (914)

**State Code:** A

**Year Built:** 1996

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$284,665

**Protest Deadline Date:** 5/24/2024

**Site Number:** 06724655

**Site Name:** HIGHPOINT CIRCLE-1-3

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,427

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,188

**Land Acres<sup>\*</sup>:** 0.1650

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

TINER KIRK  
TINER SHERI

**Primary Owner Address:**

5104 RIDGE POINTE DR  
ARLINGTON, TX 76017-1958

**Deed Date:** 6/4/1996

**Deed Volume:** 0012399

**Deed Page:** 0000109

**Instrument:** 00123990000109

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NEW CENTURY HOMES JV	2/8/1995	00118870000964	0011887	0000964
MITCHELL B N	1/1/1994	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 <sup>+</sup>
2025	\$228,477	\$56,188	\$284,665	\$239,055
2024	\$228,477	\$56,188	\$284,665	\$217,323
2023	\$229,611	\$60,000	\$289,611	\$197,566
2022	\$185,123	\$60,000	\$245,123	\$179,605
2021	\$170,248	\$40,000	\$210,248	\$163,277
2020	\$165,039	\$40,000	\$205,039	\$148,434

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.