



Tarrant Appraisal District Property Information | PDF Account Number: 06724655

Address: 5104 RIDGE POINTE DR

City: ARLINGTON Georeference: 18203-1-3 Subdivision: HIGHPOINT CIRCLE Neighborhood Code: 1L1005

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



Site Number: 06724655 Site Name: HIGHPOINT CIRCLE-1-3 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size***: 1,427 Percent Complete: 100% Land Sqft*: 7,188 Land Acres*: 0.1650 Pool: N

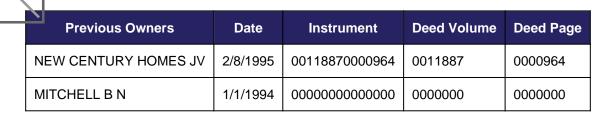
+++ Rounded.

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

OWNER INFORMATION

Current Owner: 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



VALUES

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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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
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.