



Address: [816 BIRKHILL TR](#)
City: ARLINGTON
Georeference: 10884-2-6
Subdivision: EDEN GARDENS ADDITION
Neighborhood Code: 1M020C

Latitude: 32.6332501845
Longitude: -97.1208876379
TAD Map: 2114-348
MAPSCO: TAR-110M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EDEN GARDENS ADDITION
Block 2 Lot 6

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A

Year Built: 1997

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06971520

Site Name: EDEN GARDENS ADDITION-2-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,575

Percent Complete: 100%

Land Sqft^{*}: 5,052

Land Acres^{*}: 0.1159

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:

SMITH DANIEL J

SMITH KARA L

Primary Owner Address:

816 BIRKHILL TR
ARLINGTON, TX 76001-6207

Deed Date: 10/21/2008

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D208436003](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HSBC BANK USA	5/6/2008	D208173242	0000000	0000000
FELICIANO ANA	10/26/2005	D205333085	0000000	0000000
JAMISON GEORGE JR;JAMISON LINNIE	9/30/1997	00129320000302	0012932	0000302
CHOICE HOMES-TEXAS INC	7/10/1997	00128330000125	0012833	0000125
M R DEVELOPMENT CORP	1/1/1996	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	\$225,099	\$45,000	\$270,099	\$270,099
2024	\$225,099	\$45,000	\$270,099	\$270,099
2023	\$250,128	\$45,000	\$295,128	\$246,580
2022	\$196,876	\$35,000	\$231,876	\$224,164
2021	\$170,464	\$35,000	\$205,464	\$203,785
2020	\$150,259	\$35,000	\$185,259	\$185,259

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.