



**Address:** [5804 CREEKRIDGE DR](#)  
**City:** ARLINGTON  
**Georeference:** 20747-1-12  
**Subdivision:** HUNT CLUB ADDITION  
**Neighborhood Code:** 1S020V

**Latitude:** 32.6508532096  
**Longitude:** -97.0864345678  
**TAD Map:** 2126-356  
**MAPSCO:** TAR-111C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HUNT CLUB ADDITION Block 1  
Lot 12

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
ARLINGTON ISD (901)

**State Code:** A

**Year Built:** 2000

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$270,249

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

**Site Number:** 07327870

**Site Name:** HUNT CLUB ADDITION-1-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,553

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,011

**Land Acres<sup>\*</sup>:** 0.1379

**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:**

NGUYEN AI XUAN

**Primary Owner Address:**

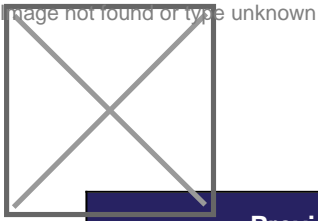
5804 CREEKRIDGE DR  
ARLINGTON, TX 76018-2447

**Deed Date:** 5/29/2009

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D209176709](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
NGUYEN AI XUAN;NGUYEN M THI PHAN	9/15/2000	00145350000184	0014535	0000184
CHOICE HOMES INC	5/30/2000	00143640000310	0014364	0000310
ARLINGTON HUNT CLUB LP	1/1/1999	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 <sup>+</sup>
2025	\$216,150	\$54,099	\$270,249	\$270,249
2024	\$216,150	\$54,099	\$270,249	\$263,718
2023	\$227,617	\$50,000	\$277,617	\$239,744
2022	\$169,944	\$50,000	\$219,944	\$217,949
2021	\$159,436	\$50,000	\$209,436	\$198,135
2020	\$130,123	\$50,000	\$180,123	\$180,123

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.