



**Address:** [7610 MASON DELLS DR](#)  
**City:** ARLINGTON  
**Georeference:** 39556C-12-69  
**Subdivision:** SOUTH RIDGE HILLS ADDITION  
**Neighborhood Code:** 1M020I

**Latitude:** 32.6222486526  
**Longitude:** -97.1176842506  
**TAD Map:** 2114-344  
**MAPSCO:** TAR-110R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SOUTH RIDGE HILLS  
ADDITION Block 12 Lot 69

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2000

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$391,914

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

**Site Number:** 07356773

**Site Name:** SOUTH RIDGE HILLS ADDITION-12-69

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,880

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,009

**Land Acres<sup>\*</sup>:** 0.1149

**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:**

MCDONALD SHIRLENE

**Primary Owner Address:**

7610 MASON DELLS DR  
ARLINGTON, TX 76001-7358

**Deed Date:** 12/8/2008

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D208462247](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DANIEL & BROOK FINANCIAL SVCS	12/2/2008	<a href="#">D208443299</a>	0000000	0000000
PINE RIDGE REALTY LLC	10/19/2007	<a href="#">D207387513</a>	0000000	0000000
ASHMANN WARREN H	6/13/2006	<a href="#">D206198527</a>	0000000	0000000
WELLS FARGO BANK N A	3/23/2006	<a href="#">D206093609</a>	0000000	0000000
MORTGAGE ELECTRONIC REG SYS	1/3/2006	<a href="#">D206009130</a>	0000000	0000000
FULLER EVELYN	2/9/2004	<a href="#">D205046697</a>	0000000	0000000
FUNCHES EARLEAN	11/10/2000	00146640000312	0014664	0000312
IFS SOUTHRIDGE INVESTORS LP	7/1/1999	00139000000518	0013900	0000518
SOUTH RIDGE JV 1	1/1/1999	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	\$336,914	\$55,000	\$391,914	\$391,914
2024	\$336,914	\$55,000	\$391,914	\$360,297
2023	\$345,096	\$55,000	\$400,096	\$327,543
2022	\$288,774	\$40,000	\$328,774	\$297,766
2021	\$233,484	\$40,000	\$273,484	\$270,696
2020	\$210,707	\$40,000	\$250,707	\$246,087

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.