



Address: [6701 SPUR RIDGE CT](#)
City: ARLINGTON
Georeference: 46115-7-56
Subdivision: WESTERN TRAILS ADDITION-ARL
Neighborhood Code: 1M060E

Latitude: 32.6359832992
Longitude: -97.0841715087
TAD Map: 2126-352
MAPSCO: TAR-111H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WESTERN TRAILS ADDITION-
ARL Block 7 Lot 56

Jurisdictions:

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

State Code: A

Year Built: 2001

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Protest Deadline Date: 5/24/2024

Site Number: 07617836

Site Name: WESTERN TRAILS ADDITION-ARL-7-56

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,321

Percent Complete: 100%

Land Sqft^{*}: 11,586

Land Acres^{*}: 0.2659

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:

TRICON SFR 2020-2 BORROWER LLC

Primary Owner Address:

15771 RED HILL AVE
TUSTIN, CA 92780-7303

Deed Date: 11/11/2020

Deed Volume:

Deed Page:

Instrument: [D220302920](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TAH 2016-1 BORROWER LLC	10/25/2016	D216251785		
TAH HOLDING LP	3/25/2016	D216062513		
ZAPATA AGUSTIN EST;ZAPATA ANGELICA	9/12/2001	00151820000397	0015182	0000397
HISTORY MAKER HOMES LLC	10/12/2000	00145860000512	0014586	0000512
METRO INV GROUP	1/1/2000	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	\$165,179	\$50,000	\$215,179	\$215,179
2024	\$191,000	\$50,000	\$241,000	\$241,000
2023	\$190,002	\$50,000	\$240,002	\$240,002
2022	\$184,042	\$20,000	\$204,042	\$204,042
2021	\$148,745	\$20,000	\$168,745	\$168,745
2020	\$148,745	\$20,000	\$168,745	\$168,745

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

There are no exemptions for this property

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.