



Address: [316 FLUSHING QUAIL DR](#)
City: ARLINGTON
Georeference: 33208-22-8R
Subdivision: QUAIL CREEK ADDITION-ARLINGTON
Neighborhood Code: 1M020F

Latitude: 32.6268024891
Longitude: -97.1094271876
TAD Map: 2120-348
MAPSCO: TAR-111N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: QUAIL CREEK ADDITION-
ARLINGTON Block 22 Lot 8R

Jurisdictions:

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

State Code: A

Year Built: 2001

Personal Property Account: N/A

Agent: TERESA TRAN (X1411)

Protest Deadline Date: 5/24/2024

Site Number: 07812000

Site Name: QUAIL CREEK ADDITION-ARLINGTON-22-8R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,004

Percent Complete: 100%

Land Sqft^{*}: 7,230

Land Acres^{*}: 0.1660

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:

VU LIEN

Primary Owner Address:

2740 CROFT DR
SAN JOSE, CA 95148

Deed Date: 12/21/2018

Deed Volume:

Deed Page:

Instrument: [D218282085](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SPENCER BRIAN R;SPENCER VICTORIA M	3/24/2016	D216061569		
MATHEWS JAMON R;MATHEWS KELLY E	2/14/2008	D208060714	0000000	0000000
GONZALES DELMA L	1/7/2002	00154060000338	0015406	0000338
CHOICE HOMES INC	10/10/2001	00151990000348	0015199	0000348
QUAIL CREEK ARLINGTON JV	1/1/2001	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	\$251,616	\$55,000	\$306,616	\$306,616
2024	\$251,616	\$55,000	\$306,616	\$306,616
2023	\$270,000	\$55,000	\$325,000	\$325,000
2022	\$238,265	\$45,000	\$283,265	\$283,265
2021	\$196,053	\$45,000	\$241,053	\$241,053
2020	\$175,414	\$45,000	\$220,414	\$220,414

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.