

Tarrant Appraisal District
Property Information | PDF

Account Number: 40120546

Address: <u>2516 MUSTANG DR</u>

City: ARLINGTON

Georeference: 13572F-N-16

Subdivision: FANNIN FARM WEST ADDITION

Neighborhood Code: 1M100F

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

## **PROPERTY DATA**

Legal Description: FANNIN FARM WEST

ADDITION Block N Lot 16

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

MANGELE DIGD (000)

MANSFIELD ISD (908) State Code: A

Year Built: 2004

Personal Property Account: N/A

Agent: GOODRICH REALTY CONSULTING (00974)

Protest Deadline Date: 5/24/2024

Site Number: 40120546

Site Name: FANNIN FARM WEST ADDITION-N-16

Site Class: A1 - Residential - Single Family

Latitude: 32.6360162343

**TAD Map:** 2108-352 **MAPSCO:** TAR-110E

Longitude: -97.1486677833

Parcels: 1

Approximate Size+++: 2,421
Percent Complete: 100%

Land Sqft\*: 6,721

Land Acres\*: 0.1542

Pool: N

## **OWNER INFORMATION**

**Current Owner:** 

+++ Rounded.

BLANCHARD MARCUS L

BLANCHARD MELIS

Primary Owner Address:

2516 MUSTANG DR

ARLINGTON, TX 76001-5541

Deed Date: 8/19/2004

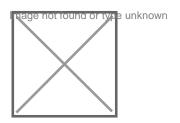
Deed Volume: 0000000

Instrument: D204263933

\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DR HORTON TEXAS LTD	12/17/2003	D204000340	0000000	0000000
DALMAC-SHELTON FANNIN FMS LTD	1/1/2002	00000000000000	0000000	0000000

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**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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$317,403	\$65,000	\$382,403	\$382,403
2024	\$317,403	\$65,000	\$382,403	\$382,403
2023	\$308,111	\$65,000	\$373,111	\$355,238
2022	\$272,090	\$55,000	\$327,090	\$322,944
2021	\$238,585	\$55,000	\$293,585	\$293,585
2020	\$219,055	\$55,000	\$274,055	\$274,055

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **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.

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.