



**Address:** [901 BLUE SKY DR](#)  
**City:** ARLINGTON  
**Georeference:** 34263B-1-13  
**Subdivision:** RIDGE POINT ADDITION  
**Neighborhood Code:** 1M070S

**Latitude:** 32.6148114461  
**Longitude:** -97.0991972542  
**TAD Map:** 2120-344  
**MAPSCO:** TAR-111T



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** RIDGE POINT ADDITION Block  
1 Lot 13

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2004

**Personal Property Account:** N/A

**Agent:** TEXAS PROPERTY TAX REDUCTIONS LLC (00224)

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

**Site Number:** 40337022

**Site Name:** RIDGE POINT ADDITION-1-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,328

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,710

**Land Acres<sup>\*</sup>:** 0.1769

**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:**

PENDRICH JONATHAN

PENDRICH LINDSAY

**Primary Owner Address:**

901 BLUE SKY DR  
ARLINGTON, TX 76002

**Deed Date:** 10/27/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220279230](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HARDY HOWARD M;HARDY LAURIE A	1/24/2005	<a href="#">D205029559</a>	0000000	0000000
HMH LIFESTYLES LP	7/22/2004	<a href="#">D204241725</a>	0000000	0000000
HISTORY MAKER HOMES LLC	12/12/2003	<a href="#">D204010101</a>	0000000	0000000
METROPLEX INVESTMENT GROUP LP	1/1/2003	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	\$268,467	\$50,000	\$318,467	\$318,467
2024	\$317,236	\$50,000	\$367,236	\$367,236
2023	\$327,512	\$50,000	\$377,512	\$377,512
2022	\$281,542	\$30,000	\$311,542	\$311,542
2021	\$300,377	\$30,000	\$330,377	\$330,377
2020	\$278,749	\$30,000	\$308,749	\$286,462

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.