



Address: [220 SPRING BRANCH LN](#)
City: KENNEDALE
Georeference: 36736-A-1R
Subdivision: RUIZ ADDITION
Neighborhood Code: 1L100S

Latitude: 32.6551956879
Longitude: -97.2223268812
TAD Map: 2084-356
MAPSCO: TAR-094W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RUIZ ADDITION Block A Lot 1R

Jurisdictions:

CITY OF KENNEDALE (014)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KENNEDEALE ISD (914)

State Code: C1

Year Built: 0

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40389995

Site Name: RUIZ ADDITION-A-1R

Site Class: C1 - Residential - Vacant Land

Parcels: 1

Approximate Size⁺⁺⁺: 0

Percent Complete: 0%

Land Sqft^{*}: 38,332

Land Acres^{*}: 0.8800

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:

RUIZ LIVING TRUST

Primary Owner Address:

114 ARTHUR DR
KENNEDEALE, TX 76060

Deed Date: 6/26/2019

Deed Volume:

Deed Page:

Instrument: [D219138949](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RUIZ LOUIS F;RUIZ MARIA A	1/1/2003	000000000000000	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	\$0	\$57,200	\$57,200	\$57,200
2024	\$0	\$57,200	\$57,200	\$57,200
2023	\$0	\$57,200	\$57,200	\$57,200
2022	\$0	\$48,400	\$48,400	\$48,400
2021	\$0	\$24,000	\$24,000	\$24,000
2020	\$0	\$24,000	\$24,000	\$24,000

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.