

Tarrant Appraisal District

Property Information | PDF

Account Number: 40713709

Address: 7711 FRIO RIVER RD

City: ARLINGTON

Georeference: 46530-1-9

Subdivision: WHISPERWOOD CREEK

Neighborhood Code: 1M010N

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

PROPERTY DATA

Legal Description: WHISPERWOOD CREEK Block

1 Lot 9

Jurisdictions:

CITY OF ARLINGTON (024) TARRANT COUNTY (220)

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

MANSFIELD ISD (908)

State Code: A Year Built: 2006

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 40713709

Latitude: 32.6179738666

TAD Map: 2108-344 **MAPSCO:** TAR-110S

Longitude: -97.1480221814

Site Name: WHISPERWOOD CREEK-1-9 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 3,207
Percent Complete: 100%

Land Sqft*: 8,973 Land Acres*: 0.2059

Pool: Y

+++ Rounded.

OWNER INFORMATION

Current Owner: Deed Date: 7/31/2020 LOPEZ JOSE L Deed Volume:

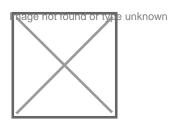
Primary Owner Address:
7711 FRIO RIVER RD

ARLINGTON, TX 76001 Instrument: D220186066

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CANTY BRIAN; CANTY GENEVIEVE	12/18/2008	D208466468	0000000	0000000
COLDWATER CREEK HOMES LLC	5/9/2006	D206142924	0000000	0000000
TURNER WAY ASSOCIATES LLC	1/1/2005	00000000000000	0000000	0000000

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



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	\$441,440	\$80,000	\$521,440	\$521,440
2024	\$441,440	\$80,000	\$521,440	\$521,440
2023	\$443,385	\$80,000	\$523,385	\$487,433
2022	\$363,121	\$80,000	\$443,121	\$443,121
2021	\$365,902	\$80,000	\$445,902	\$445,902
2020	\$260,000	\$80,000	\$340,000	\$340,000

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