



Address: [7821 ROSWELL CT](#)
City: ARLINGTON
Georeference: 8894D-8-7
Subdivision: CROSSING AT RUIDOSA RIDGE
Neighborhood Code: 1M070E

Latitude: 32.6180013254
Longitude: -97.1070885308
TAD Map: 2120-344
MAPSCO: TAR-111S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CROSSING AT RUIDOSA
RIDGE Block 8 Lot 7

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: 40856399

Site Name: CROSSING AT RUIDOSA RIDGE-8-7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,180

Percent Complete: 100%

Land Sqft^{*}: 7,200

Land Acres^{*}: 0.1652

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:

CL HOLDINGS LLC

Primary Owner Address:

4820 TUSCANY LN
GRAND PRAIRIE, TX 75052

Deed Date: 1/9/2017

Deed Volume:

Deed Page:

Instrument: [D217006836](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LAHUE ALMA FARIAS;LAHUE AUGUST	3/2/2009	D209068977	0000000	0000000
WELLS FARGO BANK MINNESOTA NA	11/4/2008	D208423631	0000000	0000000
GRAHAM JOE;GRAHAM JOHNNA MCKAY	12/26/2006	D206409023	0000000	0000000
DR HORTON - TEXAS LTD	1/1/2005	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	\$310,887	\$60,000	\$370,887	\$370,887
2024	\$310,887	\$60,000	\$370,887	\$370,887
2023	\$330,139	\$60,000	\$390,139	\$390,139
2022	\$245,713	\$45,000	\$290,713	\$290,713
2021	\$184,990	\$45,000	\$229,990	\$229,990
2020	\$184,990	\$45,000	\$229,990	\$229,990

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.