



Address: [2607 MELBOURNE CT](#)
City: PANTEGO
Georeference: 38896B-1-8
Subdivision: SMITH BARRY FARMS
Neighborhood Code: 1C220I

Latitude: 32.7113263843
Longitude: -97.1514840139
TAD Map: 2102-380
MAPSCO: TAR-081Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SMITH BARRY FARMS Block 1
Lot 8

Jurisdictions:

TOWN OF PANTEGO (019)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)

State Code: A

Year Built: 2013

Personal Property Account: N/A

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$610,961

Protest Deadline Date: 5/24/2024

Site Number: 41020510

Site Name: SMITH BARRY FARMS-1-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,300

Percent Complete: 100%

Land Sqft^{*}: 13,875

Land Acres^{*}: 0.3185

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:

VINYARD RACHEL E
HAYSE RYAN T

Primary Owner Address:

2607 MELBOURN CT
PANTEGO, TX 76013

Deed Date: 6/27/2018

Deed Volume:

Deed Page:

Instrument: [D218141182](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DALTON RICHARD W;DALTON ROBIN	1/10/2014	D214083824	0000000	0000000
ALDRIDGE BUILDING CORP	6/21/2013	D213169115	0000000	0000000
ALLSWELL LAND DEVELOPMENT LLC	1/1/2006	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	\$499,711	\$111,250	\$610,961	\$554,237
2024	\$499,711	\$111,250	\$610,961	\$503,852
2023	\$368,750	\$111,250	\$480,000	\$458,047
2022	\$351,406	\$65,000	\$416,406	\$416,406
2021	\$352,999	\$65,000	\$417,999	\$417,999
2020	\$358,688	\$65,000	\$423,688	\$423,688

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

- 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.