



**Address:** [2523 MELISSA DIANNE DR](#)  
**City:** ARLINGTON  
**Georeference:** 6091A-2-7R  
**Subdivision:** CALENDER CROSSING  
**Neighborhood Code:** 1L120H

**Latitude:** 32.6266063255  
**Longitude:** -97.1535671515  
**TAD Map:** 2102-348  
**MAPSCO:** TAR-109R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CALENDER CROSSING Block 2  
Lot 7R

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2017

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800008488  
**Site Name:** CALENDER CROSSING 2 7R  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 4,104  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 18,730  
**Land Acres<sup>\*</sup>:** 0.4300  
**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:**

PACHECO ESMERALDA  
WADE IRIS

**Primary Owner Address:**

2523 MELISSA DIANNE DR  
ARLINGTON, TX 76001

**Deed Date:** 6/20/2019  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D219136855](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WADE IRIS	3/27/2018	<a href="#">D218066542</a>		
J HOUSTON HOMES LLC	4/13/2017	<a href="#">D217085987</a>		



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	\$576,048	\$100,000	\$676,048	\$676,048
2024	\$576,048	\$100,000	\$676,048	\$676,048
2023	\$706,867	\$100,000	\$806,867	\$656,179
2022	\$500,412	\$100,000	\$600,412	\$596,526
2021	\$442,296	\$100,000	\$542,296	\$542,296
2020	\$443,412	\$100,000	\$543,412	\$543,412

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.