



## LOCATION

**Address:** [2700 MONTERREY ST](#)  
**City:** ARLINGTON  
**Georeference:** 24680-5-23  
**Subdivision:** MANCHESTER PLACE ADDITION  
**Neighborhood Code:** 1L030J

**Latitude:** 32.7011017474  
**Longitude:** -97.1334031577  
**TAD Map:** 2108-376  
**MAPSCO:** TAR-096B



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MANCHESTER PLACE  
ADDITION Block 5 Lot 23

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
ARLINGTON ISD (901)

**State Code:** A

**Year Built:** 1971

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 01622943

**Site Name:** MANCHESTER PLACE ADDITION-5-23

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,042

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,400

**Land Acres<sup>\*</sup>:** 0.1928

**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:**

WOLFRAM FAMILY REVOCABLE TRUST

**Primary Owner Address:**

2700 MONTERREY ST  
ARLINGTON, TX 76015

**Deed Date:** 4/13/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216076948](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WOLFRAM EDMOND T	12/31/1900	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$209,276	\$57,400	\$266,676	\$249,765
2023	\$228,341	\$45,000	\$273,341	\$227,059
2022	\$189,999	\$45,000	\$234,999	\$206,417
2021	\$147,652	\$40,000	\$187,652	\$187,652
2020	\$153,007	\$40,000	\$193,007	\$188,430

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

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- 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.