

## LOCATION

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**Address:** [2312 BALSAM DR # A112](#)

**City:** ARLINGTON

**Georeference:** 957C

**Subdivision:** ARLINGTON OAKS CONDOMINIUM

**Neighborhood Code:** A1N010E

**Latitude:** 32.7729607734

**Longitude:** -97.0679250652

**TAD Map:** 2132-400

**MAPSCO:** TAR-070N



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** ARLINGTON OAKS  
CONDOMINIUM Block A Lot 112 & .00172414 OF  
COMMON AREA

**Jurisdictions:**

CITY OF ARLINGTON (024)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

ARLINGTON ISD (901)

**State Code:** A

**Year Built:** 1980

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 04609697

**Site Name:** ARLINGTON OAKS CONDOMINIUM-A-112

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 551

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 0

**Land Acres<sup>\*</sup>:** 0.0000

**Pool:** N

+++ Rounded.

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

## OWNER INFORMATION

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**Current Owner:**

JOHNSON LIVING TRUST

**Primary Owner Address:**

6700 GREENDALE CT

NORTH RICHLAND HILLS, TX 76182

**Deed Date:** 2/27/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224033130](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TESTUDO RESIDENTIAL LLC	1/2/2016	<a href="#">D216010311</a>		
BREWER WILLIAM	3/24/2011	<a href="#">D211069400</a>	0000000	0000000
LONG BEACH MTG LOAN TR 2003-7	12/7/2010	<a href="#">D210307516</a>	0000000	0000000
JONES RYAN	11/6/2006	<a href="#">D206358737</a>	0000000	0000000
HANNA ZAID	11/29/2005	<a href="#">D20538867</a>	0000000	0000000
BROCK CURTIS D	3/28/2002	00155940000204	0015594	0000204
BOYD HOLLIS;BOYD JAMES E	3/12/1985	00081150001361	0008115	0001361
HEAD GARY D	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	\$88,000	\$20,000	\$108,000	\$108,000
2023	\$72,708	\$20,000	\$92,708	\$92,708
2022	\$72,000	\$8,000	\$80,000	\$80,000
2021	\$39,000	\$8,000	\$47,000	\$47,000
2020	\$39,000	\$8,000	\$47,000	\$47,000

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.