

## LOCATION

**Address:** [6035 PARADISE DR](#)  
**City:** ARLINGTON  
**Georeference:** 31515-2-5  
**Subdivision:** PARADISE  
**Neighborhood Code:** 1L120B

**Latitude:** 32.6470421777  
**Longitude:** -97.170461799  
**TAD Map:** 2096-356  
**MAPSCO:** TAR-109B



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** PARADISE Block 2 Lot 5

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1985

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 05092345

**Site Name:** PARADISE-2-5

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,643

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,596

**Land Acres<sup>\*</sup>:** 0.1284

**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:**

FRONDORF COLIN WAGNER

**Primary Owner Address:**

6035 PARADISE DR  
 ARLINGTON, TX 76001

**Deed Date:** 12/30/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222000239](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRAUDAWAY MICHAEL D;BRAUDAWAY PAMELA	4/12/1989	00095680001816	0009568	0001816
FAIRWAY CONSTRUCTION	5/3/1984	00078190002238	0007819	0002238
PITKIN COUNTY LINE INC	12/31/1900	00000000000000	0000000	0000000

## VALUES

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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	\$249,458	\$44,768	\$294,226	\$294,226
2023	\$238,600	\$55,000	\$293,600	\$279,970
2022	\$199,518	\$55,000	\$254,518	\$254,518
2021	\$176,922	\$55,000	\$231,922	\$226,476
2020	\$150,887	\$55,000	\$205,887	\$205,887

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.