

## LOCATION

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**Address:** [2716 RANGER RUN CIR](#)

**City:** ARLINGTON

**Georeference:** 34548-2B-1

**Subdivision:** RIVER PARK ADDITION-ARLINGTON

**Neighborhood Code:** 1X130L

**Latitude:** 32.7827759604

**Longitude:** -97.0917894039

**TAD Map:** 2120-404

**MAPSCO:** TAR-069L



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:** RIVER PARK ADDITION-  
ARLINGTON Block 2B Lot 1

**Jurisdictions:**

CITY OF ARLINGTON (024)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

ARLINGTON ISD (901)

**State Code:** A

**Year Built:** 1997

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 06611273

**Site Name:** RIVER PARK ADDITION-ARLINGTON-2B-1

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,512

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,460

**Land Acres<sup>\*</sup>:** 0.1942

**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

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**Current Owner:**

PATEL MUKESH

PATEL BHANUMATI

**Primary Owner Address:**

2716 RANGER RUN CIR  
ARLINGTON, TX 76006-3991

**Deed Date:** 8/16/1997

**Deed Volume:** 0012879

**Deed Page:** 0000347

**Instrument:** 00128790000347

| Previous Owners             | Date      | Instrument     | Deed Volume | Deed Page |
|-----------------------------|-----------|----------------|-------------|-----------|
| GEORGE CORBIN CONSTR CO INC | 8/15/1997 | 00128790000337 | 0012879     | 0000337   |
| CORBIN GEORGE               | 2/10/1997 | 00126730002194 | 0012673     | 0002194   |
| 4 M INC                     | 1/1/1993  | 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 | \$298,703          | \$70,000    | \$368,703    | \$368,703                    |
| 2023 | \$329,910          | \$70,000    | \$399,910    | \$335,753                    |
| 2022 | \$322,095          | \$70,000    | \$392,095    | \$305,230                    |
| 2021 | \$236,754          | \$70,000    | \$306,754    | \$277,482                    |
| 2020 | \$182,256          | \$70,000    | \$252,256    | \$252,256                    |

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.