



LOCATION

Address: [117 SHADY BROOK DR](#)
City: ARLINGTON
Georeference: 47326-3-44
Subdivision: WINDTREE RIDGE ADDITION
Neighborhood Code: 1M020C

Latitude: 32.6297360909
Longitude: -97.1132718473
TAD Map: 2114-348
MAPSCO: TAR-111J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WINDTREE RIDGE ADDITION
Block 3 Lot 44

Jurisdictions:

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

State Code: A

Year Built: 1999

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 07227175
Site Name: WINDTREE RIDGE ADDITION-3-44
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,040
Percent Complete: 100%
Land Sqft^{*}: 6,011
Land Acres^{*}: 0.1379
Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

FREEMAN KAREN C

Primary Owner Address:

117 SHADY BROOK DR
ARLINGTON, TX 76002-3319

Deed Date: 8/23/2016

Deed Volume:

Deed Page:

Instrument: JWL0023748

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FREEMAN BRUCE;FREEMAN KAREN C	8/5/1999	00139520000406	0013952	0000406
PULTE HOME CORP OF TEXAS	1/1/1998	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$292,650	\$45,000	\$337,650	\$306,840
2023	\$291,862	\$45,000	\$336,862	\$278,945
2022	\$255,584	\$35,000	\$290,584	\$253,586
2021	\$220,922	\$35,000	\$255,922	\$230,533
2020	\$194,401	\$35,000	\$229,401	\$209,575

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.