



Address: [1304 CEDAR BRUSH TR](#)
City: ARLINGTON
Georeference: 830-15-8
Subdivision: ARKANSAS HEIGHTS ADDITION
Neighborhood Code: 1S010A

Latitude: 32.7014658208
Longitude: -97.0909609988
TAD Map: 2120-376
MAPSCO: TAR-097C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ARKANSAS HEIGHTS
ADDITION Block 15 Lot 8

Jurisdictions:

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

State Code: A

Year Built: 1968

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 00054771

Site Name: ARKANSAS HEIGHTS ADDITION-15-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,220

Percent Complete: 100%

Land Sqft^{*}: 8,125

Land Acres^{*}: 0.1865

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:

BAUTISTA FELIPE C

CHAVEZ MA LUISA

Primary Owner Address:

1304 CEDAR BRUSH TR
ARLINGTON, TX 76014

Deed Date: 7/31/2015

Deed Volume:

Deed Page:

Instrument: [D215173646](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DEUTSCHE BANK NATIONAL TR CO	6/3/2014	D214119537		
WALSH CANDACE A	6/28/1991	00103140000279	0010314	0000279
ROWE LARRY;ROWE LINDA	12/6/1990	00101240000904	0010124	0000904
MARTIN BARBARA A	11/7/1990	00100950001516	0010095	0001516
MILLER PHILLIP J;MILLER SHELLY	11/15/1984	00080140000740	0008014	0000740
RANDEL CLIFFORD M	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 ⁺
2025	\$111,451	\$73,125	\$184,576	\$184,576
2024	\$111,451	\$73,125	\$184,576	\$184,576
2023	\$122,303	\$35,000	\$157,303	\$157,303
2022	\$102,139	\$35,000	\$137,139	\$137,139
2021	\$92,974	\$35,000	\$127,974	\$127,974
2020	\$105,351	\$35,000	\$140,351	\$140,351

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.