



Address: [1609 ARBOR LN](#)
City: ARLINGTON
Georeference: 940-6-5
Subdivision: ARLINGTON MANOR
Neighborhood Code: 1C010H

Latitude: 32.7183049734
Longitude: -97.087767867
TAD Map: 2126-380
MAPSCO: TAR-083U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ARLINGTON MANOR Block 6
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: 1955

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 00074934

Site Name: ARLINGTON MANOR-6-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 946

Percent Complete: 100%

Land Sqft^{*}: 9,720

Land Acres^{*}: 0.2231

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:

GUZMAN ANGEL ALEJANDRO

Primary Owner Address:

1609 ARBOR LN
ARLINGTON, TX 76010

Deed Date: 7/7/2022

Deed Volume:

Deed Page:

Instrument: [D222173554](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
A TEXAS LIMITED LIABILITY COMPANY E-VOLVE ASSETS GROUP LLC	9/30/2021	D221288219		
DERRICK EDUARDO;DERRICK STEPHANIE L	10/30/2015	D201271908		
DAILY BLANCHE R DAILY;DAILY J W	12/31/1900	0000000000000000	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	\$197,406	\$38,880	\$236,286	\$236,286
2024	\$197,406	\$38,880	\$236,286	\$236,286
2023	\$187,017	\$30,000	\$217,017	\$217,017
2022	\$126,292	\$30,000	\$156,292	\$156,292
2021	\$105,156	\$30,000	\$135,156	\$135,156
2020	\$86,674	\$30,000	\$116,674	\$116,674

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.