



Address: [704 N PECAN ST](#)
City: ARLINGTON
Georeference: 1910-2-7
Subdivision: BEARDEN ADDITION
Neighborhood Code: M1A02A

Latitude: 32.7450105641
Longitude: -97.108270266
TAD Map: 2120-392
MAPSCO: TAR-083E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BEARDEN ADDITION Block 2
Lot 7

Jurisdictions:

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

State Code: B

Year Built: 1979

Personal Property Account: N/A

Agent: ROBERT OLA COMPANY LLC dba OLA TAX (00955)

Protest Deadline Date: 5/24/2024

Site Number: 00130346

Site Name: BEARDEN ADDITION-2-7

Site Class: B - Residential - Multifamily

Parcels: 1

Approximate Size⁺⁺⁺: 1,680

Percent Complete: 100%

Land Sqft^{*}: 7,000

Land Acres^{*}: 0.1606

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:

704 N PECAN LLC

Primary Owner Address:

PO BOX 820454
NORTH RICHLAND HILLS, TX 76182

Deed Date: 11/2/2015

Deed Volume:

Deed Page:

Instrument: [D215250095](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SURAT INVESTMENT LLC	8/26/2014	D214185768		
PATEL NILAM B	4/4/2014	D214082234	0000000	0000000
MOORE JOHN M	3/29/2001	00148350000168	0014835	0000168
HINOJOSA RAUL G;HINOJOSA TERESA	6/22/1990	00099650001671	0009965	0001671
FARRELL BILLY G;FARRELL LOUSIE	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	\$223,807	\$28,000	\$251,807	\$251,807
2024	\$237,000	\$28,000	\$265,000	\$265,000
2023	\$204,000	\$28,000	\$232,000	\$232,000
2022	\$199,500	\$28,000	\$227,500	\$227,500
2021	\$132,000	\$28,000	\$160,000	\$160,000
2020	\$105,500	\$10,500	\$116,000	\$116,000

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.