



**Address:** [1904 EASY ST](#)  
**City:** ARLINGTON  
**Georeference:** 3520-9-12  
**Subdivision:** BRIARWOOD ESTATES-ARLINGTON  
**Neighborhood Code:** 1C200G

**Latitude:** 32.7268667202  
**Longitude:** -97.1381662242  
**TAD Map:** 2108-384  
**MAPSCO:** TAR-082P



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** BRIARWOOD ESTATES-  
ARLINGTON Block 9 Lot 12

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1960

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$239,161

**Protest Deadline Date:** 5/24/2024

**Site Number:** 00274461

**Site Name:** BRIARWOOD ESTATES-ARLINGTON-9-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,306

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,040

**Land Acres<sup>\*</sup>:** 0.2075

**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

**Current Owner:**

FRANCO SONIA  
FRANCO MIGUEL A

**Primary Owner Address:**

1904 EASY ST  
ARLINGTON, TX 76013

**Deed Date:** 12/16/2014

**Deed Volume:**

**Deed Page:**

**Instrument:** [D214274707](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SUTTON DAVID	2/15/2011	<a href="#">D211039366</a>	0000000	0000000
SATANSKI PAUL	5/24/1993	00110830001888	0011083	0001888
CLARK ALVIN M	3/22/1993	00109900000849	0010990	0000849
FRITZ BETTY J CLARK	8/23/1985	00082870000790	0008287	0000790
CLARK ALVIN 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 <sup>+</sup>
2025	\$166,841	\$72,320	\$239,161	\$239,161
2024	\$166,841	\$72,320	\$239,161	\$228,483
2023	\$176,801	\$63,280	\$240,081	\$207,712
2022	\$151,591	\$45,200	\$196,791	\$188,829
2021	\$143,151	\$40,000	\$183,151	\$171,663
2020	\$116,057	\$40,000	\$156,057	\$156,057

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.