



**Address:** [1730 JUSTIN LYN ST](#)  
**City:** ARLINGTON  
**Georeference:** 10368-4-17  
**Subdivision:** DUPLEX SOUTH ADDITION  
**Neighborhood Code:** M1A02N

**Latitude:** 32.7372769033  
**Longitude:** -97.1348975836  
**TAD Map:** 2108-388  
**MAPSCO:** TAR-082F



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** DUPLEX SOUTH ADDITION  
Block 4 Lot 17

**Jurisdictions:**

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

**State Code:** B

**Year Built:** 1982

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 00743682

**Site Name:** DUPLEX SOUTH ADDITION-4-17

**Site Class:** B - Residential - Multifamily

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,698

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,531

**Land Acres<sup>\*</sup>:** 0.2188

**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:**

BRACEWELL SHANE

**Primary Owner Address:**

1730 JUSTIN LYN ST  
ARLINGTON, TX 76012

**Deed Date:** 7/6/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220161390](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LAWSON MICHAEL W	9/20/2019	<a href="#">D219215237</a>		
KNIGHT SHERRILYN D	10/15/2004	<a href="#">D204340392</a>	0000000	0000000
VILLAGE GREEN DUPLEXES LTD	7/16/1990	00099860000869	0009986	0000869
FIRST CITY SAVINGS ASSOC	11/4/1987	00091270000321	0009127	0000321
MARTIN BILL	2/26/1985	00080990002223	0008099	0002223
BILL MARTIN & ASSOC INC	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	\$244,044	\$12,000	\$256,044	\$256,044
2024	\$244,044	\$12,000	\$256,044	\$256,044
2023	\$213,099	\$12,000	\$225,099	\$225,099
2022	\$200,319	\$12,000	\$212,319	\$212,319
2021	\$183,104	\$12,000	\$195,104	\$195,104
2020	\$159,836	\$12,000	\$171,836	\$171,836

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.