



Address: [4001 PYRACANTHA DR](#)
City: ARLINGTON
Georeference: 14135-1-20
Subdivision: FOREST GROVE ADDITION-ARLINGTON
Neighborhood Code: 1L140N

Latitude: 32.6538814561
Longitude: -97.1715899649
TAD Map: 2096-356
MAPSCO: TAR-095X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FOREST GROVE ADDITION-
ARLINGTON Block 1 Lot 20

Jurisdictions:

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

State Code: A

Year Built: 1980

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$276,931

Protest Deadline Date: 5/24/2024

Site Number: 00945129

Site Name: FOREST GROVE ADDITION-ARLINGTON-1-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,528

Percent Complete: 100%

Land Sqft^{*}: 7,571

Land Acres^{*}: 0.1738

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:

OWENS JAMES I
OWENS JANE E WRIGHT

Primary Owner Address:

4001 PYRACANTHA DR
ARLINGTON, TX 76017-4648

Deed Date: 12/2/1986

Deed Volume: 0008771

Deed Page: 0001405

Instrument: 00087710001405

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRUTON MARY J;BRUTON THOMAS D	11/10/1983	00076640000089	0007664	0000089
WILLIAM M MCCOY	12/31/1900	00070660000035	0007066	0000035

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	\$221,931	\$55,000	\$276,931	\$276,931
2024	\$221,931	\$55,000	\$276,931	\$272,237
2023	\$255,504	\$45,000	\$300,504	\$247,488
2022	\$189,215	\$45,000	\$234,215	\$224,989
2021	\$173,711	\$40,000	\$213,711	\$204,535
2020	\$145,991	\$40,000	\$185,991	\$185,941

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.