



**Address:** [1718 S PECAN ST](#)  
**City:** ARLINGTON  
**Georeference:** 17245-8-9  
**Subdivision:** HARRIS HEIGHTS ADDN-ARLINGTON  
**Neighborhood Code:** 1C010T

**Latitude:** 32.7181054522  
**Longitude:** -97.1085151136  
**TAD Map:** 2120-380  
**MAPSCO:** TAR-083S



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HARRIS HEIGHTS ADDN-  
ARLINGTON Block 8 Lot 9

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2001

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Notice Value:** \$441,103

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

**Site Number:** 01183621

**Site Name:** HARRIS HEIGHTS ADDN-ARLINGTON-8-9

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,300

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 17,765

**Land Acres<sup>\*</sup>:** 0.4078

**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:**

TREVINO MATEO M

**Primary Owner Address:**

1718 S PECAN ST  
ARLINGTON, TX 76010-4359

**Deed Date:** 3/13/2007

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D207098385](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BECKMAN BRADLEY;BECKMAN JONI	4/13/2001	00148500000339	0014850	0000339
GRACE LUTHERAN CHURCH	12/31/1900	000000000000000	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	\$353,338	\$87,765	\$441,103	\$402,628
2024	\$353,338	\$87,765	\$441,103	\$366,025
2023	\$354,279	\$40,000	\$394,279	\$332,750
2022	\$326,600	\$40,000	\$366,600	\$302,500
2021	\$235,000	\$40,000	\$275,000	\$275,000
2020	\$235,000	\$40,000	\$275,000	\$275,000

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

- 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.