



**Address:** [1209 ROYAL HILL LN](#)  
**City:** ARLINGTON  
**Georeference:** 18415-6-14  
**Subdivision:** HILLSIDE ADDITION-ARLINGTON  
**Neighborhood Code:** 1S010W

**Latitude:** 32.6899439887  
**Longitude:** -97.0932083978  
**TAD Map:** 2120-372  
**MAPSCO:** TAR-097G



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HILLSIDE ADDITION-  
ARLINGTON Block 6 Lot 14

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1978

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$223,614

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

**Site Number:** 01298828

**Site Name:** HILLSIDE ADDITION-ARLINGTON-6-14

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,167

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,232

**Land Acres<sup>\*</sup>:** 0.1660

**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:**

ALMANZA JUANA  
TROCHE OCTOVIO JESUS

**Primary Owner Address:**

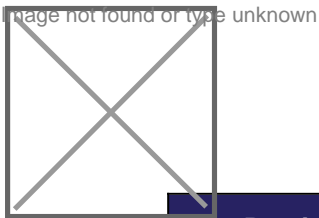
500 THOMAS CHAPEL  
ARLINGTON, TX 76015

**Deed Date:** 12/13/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224226787](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
PKG 10-FTW 188 LLC	12/29/2021	<a href="#">D221379739</a>		
S R DAVIDSON FAMILY LP	3/28/2011	<a href="#">D211075308</a>	0000000	0000000
DAVIDSON SCOTT R EST	9/5/2007	<a href="#">D207316589</a>	0000000	0000000
S R DAVIDSON FAMILY LP	9/24/2003	<a href="#">D203367585</a>	0000000	0000000
DAVIDSON SCOTT R	1/14/1987	00088120000793	0008812	0000793
BECKER JOHN	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	\$158,526	\$65,088	\$223,614	\$223,614
2024	\$158,526	\$65,088	\$223,614	\$223,614
2023	\$169,780	\$35,000	\$204,780	\$204,780
2022	\$142,532	\$35,000	\$177,532	\$177,532
2021	\$93,000	\$35,000	\$128,000	\$128,000
2020	\$93,000	\$35,000	\$128,000	\$128,000

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.