



**Address:** [1301 SAN MARCOS DR](#)  
**City:** ARLINGTON  
**Georeference:** 23440-1-13  
**Subdivision:** LAMAR NORTH ADDITION  
**Neighborhood Code:** 1X110M

**Latitude:** 32.7698543274  
**Longitude:** -97.1252915584  
**TAD Map:** 2114-400  
**MAPSCO:** TAR-068U



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** LAMAR NORTH ADDITION  
Block 1 Lot 13

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1974

**Personal Property Account:** N/A

**Agent:** JOHN M HIXSON (06392)

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

**Notice Value:** \$242,000

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

**Site Number:** 01580302

**Site Name:** LAMAR NORTH ADDITION-1-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,720

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,750

**Land Acres<sup>\*</sup>:** 0.2008

**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:**

MELISSARI EDWARD  
MELISSARI ANNA

**Primary Owner Address:**

1301 SAN MARCOS DR  
ARLINGTON, TX 76012-1757

**Deed Date:** 11/19/2007

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D207413834](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MELISSARI ANNA;MELISSARI EDWARD	10/19/2000	00145840000472	0014584	0000472
LOVETT STEVEN WAYNE	12/29/1994	00118380000488	0011838	0000488
BROOME ROBERT D	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	\$192,000	\$50,000	\$242,000	\$242,000
2024	\$192,000	\$50,000	\$242,000	\$235,606
2023	\$185,124	\$50,000	\$235,124	\$214,187
2022	\$155,291	\$50,000	\$205,291	\$194,715
2021	\$127,014	\$50,000	\$177,014	\$177,014
2020	\$156,701	\$50,000	\$206,701	\$206,701

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.