



**Address:** [2711 MONTERREY ST](#)  
**City:** ARLINGTON  
**Georeference:** 24680-1-16  
**Subdivision:** MANCHESTER PLACE ADDITION  
**Neighborhood Code:** 1L030J

**Latitude:** 32.6998983172  
**Longitude:** -97.1336582936  
**TAD Map:** 2108-376  
**MAPSCO:** TAR-096B



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MANCHESTER PLACE  
ADDITION Block 1 Lot 16

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1971

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$273,580

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

**Site Number:** 01622145

**Site Name:** MANCHESTER PLACE ADDITION-1-16

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,785

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,010

**Land Acres<sup>\*</sup>:** 0.2297

**Pool:** Y

<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:**

BRUBAKER SARAH S REVOCABLE LIVING TRUST

**Primary Owner Address:**

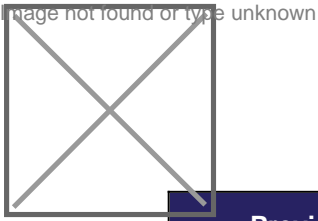
2711 MONTERREY ST  
ARLINGTON, TX 76015-1350

**Deed Date:** 3/2/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217051860](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRUBAKER SARAH SUE	6/23/2001	000000000000000	0000000	0000000
BRUBAKER HAROLD L EST	8/5/1971	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	\$214,570	\$59,010	\$273,580	\$273,580
2024	\$214,570	\$59,010	\$273,580	\$256,182
2023	\$232,254	\$45,000	\$277,254	\$232,893
2022	\$191,720	\$45,000	\$236,720	\$211,721
2021	\$152,474	\$40,000	\$192,474	\$192,474
2020	\$157,608	\$40,000	\$197,608	\$184,726

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.