



**Address:** [1703 PRINCETON DR](#)  
**City:** ARLINGTON  
**Georeference:** 24680-4-23  
**Subdivision:** MANCHESTER PLACE ADDITION  
**Neighborhood Code:** 1L030J

**Latitude:** 32.7020678985  
**Longitude:** -97.1332146431  
**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 4 Lot 23

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

**State Code:** A  
**Year Built:** 1970  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 01622684  
**Site Name:** MANCHESTER PLACE ADDITION-4-23  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,730  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 8,120  
**Land Acres<sup>\*</sup>:** 0.1864  
**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:**  
PEREZ RAMON  
HERNANDEZ LEOS MARIA REGINA  
**Primary Owner Address:**  
1703 PRINCETON DR  
ARLINGTON, TX 76015

**Deed Date:** 3/17/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D223044993](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PREWETT R GRAHAM	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	\$181,670	\$57,120	\$238,790	\$238,790
2024	\$181,670	\$57,120	\$238,790	\$238,790
2023	\$198,246	\$45,000	\$243,246	\$203,862
2022	\$165,109	\$45,000	\$210,109	\$185,329
2021	\$128,481	\$40,000	\$168,481	\$168,481
2020	\$134,380	\$40,000	\$174,380	\$167,332

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.