



Address: [1602 CAMELLIA DR](#)
City: ARLINGTON
Georeference: 27690-5-4
Subdivision: MC KNIGHT MANOR ADDITION
Neighborhood Code: 1C210B

Latitude: 32.7177934105
Longitude: -97.1324082851
TAD Map: 2108-380
MAPSCO: TAR-082T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MC KNIGHT MANOR ADDITION
Block 5 Lot 4

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

State Code: A
Year Built: 1960
Personal Property Account: N/A
Agent: OOWNWELL INC (12140)
Notice Sent Date: 4/15/2025
Notice Value: \$331,465
Protest Deadline Date: 5/24/2024

Site Number: 01858068
Site Name: MC KNIGHT MANOR ADDITION-5-4
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,374
Percent Complete: 100%
Land Sqft^{*}: 8,400
Land Acres^{*}: 0.1928
Pool: N

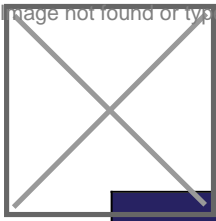
+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
MANIRE PATRICIA & WILLIAM
Primary Owner Address:
1602 CAMELLIA DR
ARLINGTON, TX 76013-3566

Deed Date: 2/17/2025
Deed Volume:
Deed Page:
Instrument: [D225034815](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MANIRE PATRICIA F;MANIRE WILLI	6/23/2000	00144430000273	0014443	0000273
PATTERSON PATRICIA E	2/6/1987	00088510001072	0008851	0001072
PATTERSON MICHAEL C	12/31/1900	00000000000000	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 ⁺
2025	\$233,668	\$50,000	\$283,668	\$283,668
2024	\$281,465	\$50,000	\$331,465	\$290,400
2023	\$278,767	\$50,000	\$328,767	\$242,000
2022	\$240,052	\$40,000	\$280,052	\$220,000
2021	\$160,000	\$40,000	\$200,000	\$200,000
2020	\$160,000	\$40,000	\$200,000	\$200,000

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.