



**Address:** [1706 CAMELLIA DR](#)  
**City:** ARLINGTON  
**Georeference:** 27700-6-2  
**Subdivision:** MC KNIGHT MANOR WEST ADDITION  
**Neighborhood Code:** 1C210B

**Latitude:** 32.7178053599  
**Longitude:** -97.1344081828  
**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 WEST  
ADDITION Block 6 Lot 2

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1966

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 01859692

**Site Name:** MC KNIGHT MANOR WEST ADDITION-6-2

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,909

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,320

**Land Acres<sup>\*</sup>:** 0.2369

**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:**

SANDERS KENNETH B  
SANDERS DANIELLE R

**Primary Owner Address:**

1706 CAMELLIA DR  
ARLINGTON, TX 76013

**Deed Date:** 7/15/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220168737](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BUTCHER CHRISTOPHER L;BUTCHER JOANNA K	9/27/2016	<a href="#">D216233660</a>		
BUTCHER CHRIS L	6/23/2003	00169160000171	0016916	0000171
WEINTRAUB DANIEL;WEINTRAUB MICAELA	2/28/2001	00147550000082	0014755	0000082
LANEY GERALD D	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 <sup>+</sup>
2025	\$269,662	\$50,000	\$319,662	\$319,662
2024	\$269,662	\$50,000	\$319,662	\$319,662
2023	\$267,295	\$50,000	\$317,295	\$299,123
2022	\$231,930	\$40,000	\$271,930	\$271,930
2021	\$207,241	\$40,000	\$247,241	\$247,241
2020	\$171,727	\$40,000	\$211,727	\$180,539

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.