



**Address:** [827 MAGNOLIA ST](#)  
**City:** ARLINGTON  
**Georeference:** 30305-2-1  
**Subdivision:** NORTHWEST HEIGHTS  
**Neighborhood Code:** 1X050C

**Latitude:** 32.746320572  
**Longitude:** -97.1197056293  
**TAD Map:** 2114-392  
**MAPSCO:** TAR-082D



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** NORTHWEST HEIGHTS Block 2  
Lot 1

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1932

**Personal Property Account:** N/A

**Agent:** OOWNWELL INC (12140)

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

**Site Number:** 01971867

**Site Name:** NORTHWEST HEIGHTS-2-1

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,176

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,500

**Land Acres<sup>\*</sup>:** 0.1492

**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:**

HAINLEN JENNA E

**Primary Owner Address:**

827 MAGNOLIA ST  
ARLINGTON, TX 76012

**Deed Date:** 4/26/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221117365](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
O'NEALL SARAH	8/18/2017	<a href="#">D217191861</a>		
ARLINGTON LANDMARK ENTERPRISES LLC	2/27/2015	<a href="#">D215042413</a>		
YOUNG EMILY J	9/18/2013	<a href="#">D213248935</a>	0000000	0000000
BANK OF AMERICA NA	8/6/2013	<a href="#">D213222150</a>	0000000	0000000
MOLINA RICHARD;MOLINA WILLIAM S	4/18/2007	<a href="#">D207141827</a>	0000000	0000000
COURTS LINDA L	8/5/1999	00139610000415	0013961	0000415
GREINER MARK ALAN	4/28/1994	00115610002277	0011561	0002277
GREINER JIM D;GREINER ROSALIE	6/8/1984	00078530001754	0007853	0001754
LANNY DALE GISH	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	\$123,118	\$26,000	\$149,118	\$149,118
2024	\$149,000	\$26,000	\$175,000	\$175,000
2023	\$172,000	\$26,000	\$198,000	\$181,705
2022	\$139,186	\$26,000	\$165,186	\$165,186
2021	\$104,000	\$26,000	\$130,000	\$130,000
2020	\$104,000	\$26,000	\$130,000	\$130,000

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

- 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.