



Address: [2605 N CAPISTRANO CT](#)
City: ARLINGTON
Georeference: 31153-6-5
Subdivision: OLYMPIA PARK
Neighborhood Code: 1L030H

Latitude: 32.7021977549
Longitude: -97.1476504628
TAD Map: 2108-376
MAPSCO: TAR-096A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: OLYMPIA PARK Block 6 Lot 5

Jurisdictions:

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

State Code: A

Year Built: 1982

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$309,386

Protest Deadline Date: 5/24/2024

Site Number: 02077116

Site Name: OLYMPIA PARK-6-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,584

Percent Complete: 100%

Land Sqft^{*}: 7,368

Land Acres^{*}: 0.1691

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:

NELSON PHYLLIS L
NELSON ALVILLA

Primary Owner Address:

2605 N CAPISTRANO CT
ARLINGTON, TX 76015

Deed Date: 12/28/2017

Deed Volume:

Deed Page:

Instrument: [D218001920](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARLSON CHRISTOPHER L;CARLSON MELISSA R	8/11/2016	D216212072		
PEREZ ALDO BENITO	7/18/2000	00144640000595	0014464	0000595
HOME AND NOTE SOLUTIONS INC	5/19/2000	00143540000179	0014354	0000179
SEC OF HUD	1/5/2000	00141690000133	0014169	0000133
PNC BANK NA	11/2/1999	00140880000279	0014088	0000279
THOMPSON TERRANCE R	11/3/1993	00113190000967	0011319	0000967
DAWSON LENORA	7/10/1991	00103170001548	0010317	0001548
ESQUIVEL BEVERLY;ESQUIVEL COMADO	1/4/1990	00098080000260	0009808	0000260
DUNLAP GARL S;DUNLAP ORA	11/13/1987	00091290001463	0009129	0001463
SPIVEY PATRICIA GAIL	10/1/1987	00090910000208	0009091	0000208
SECRETARY OF HUD	11/14/1986	00087510001378	0008751	0001378
EVANS A HOTT INC	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	\$253,018	\$56,368	\$309,386	\$309,386
2024	\$253,018	\$56,368	\$309,386	\$296,967
2023	\$251,902	\$45,000	\$296,902	\$269,970
2022	\$225,277	\$45,000	\$270,277	\$245,427
2021	\$207,181	\$40,000	\$247,181	\$223,115
2020	\$162,832	\$40,000	\$202,832	\$202,832

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.