



Address: [1617 GRANDVIEW DR](#)
City: ARLINGTON
Georeference: 33560-D-16
Subdivision: RANDOL MILL PK GARDEN HOME SUB
Neighborhood Code: 1X020F

Latitude: 32.7587923053
Longitude: -97.1416790528
TAD Map: 2108-396
MAPSCO: TAR-068W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RANDOL MILL PK GARDEN
HOME SUB Block D Lot 16

Jurisdictions:

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

State Code: A

Year Built: 1974

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$201,917

Protest Deadline Date: 5/24/2024

Site Number: 02322765

Site Name: RANDOL MILL PK GARDEN HOME SUB-D-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,290

Percent Complete: 100%

Land Sqft^{*}: 4,785

Land Acres^{*}: 0.1098

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:

HILL SONDRY LYNN

Primary Owner Address:

1617 GRANDVIEW DR
ARLINGTON, TX 76012

Deed Date: 1/26/2018

Deed Volume:

Deed Page:

Instrument: [D218024061](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HILL SONDRAL;PHILLIPS DONALD R;PHILLIPS SANDRA	7/17/2015	D215157705		
MANNING ARTHUR	5/14/2007	000000000000000	0000000	0000000
MANNING ARTHUR;MANNING NANNIE EST	11/18/1981	00072110002302	0007211	0002302

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	\$141,238	\$45,000	\$186,238	\$186,238
2024	\$156,917	\$45,000	\$201,917	\$186,238
2023	\$158,272	\$45,000	\$203,272	\$169,307
2022	\$108,915	\$45,000	\$153,915	\$153,915
2021	\$97,693	\$45,000	\$142,693	\$142,693
2020	\$114,195	\$45,000	\$159,195	\$136,730

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.