



Address: [1104 TWIN PINE CT](#)
City: ARLINGTON
Georeference: 34255-3-10
Subdivision: RIDGECREST ADDITION-ARLINGTON
Neighborhood Code: 1S020H

Latitude: 32.6422178301
Longitude: -97.0920569563
TAD Map: 2120-352
MAPSCO: TAR-111G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIDGECREST ADDITION-
ARLINGTON Block 3 Lot 10

Jurisdictions:

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

State Code: A

Year Built: 1984

Personal Property Account: N/A

Agent: SOUTHLAND PROPERTY TAX CONSULTANTS INC (00344)

Protest Deadline Date: 5/24/2024

Site Number: 02383020

Site Name: RIDGECREST ADDITION-ARLINGTON-3-10

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,875

Percent Complete: 100%

Land Sqft^{*}: 9,431

Land Acres^{*}: 0.2165

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:

PEOPLES TINA NICOLE

Primary Owner Address:

1104 TWIN PINE CT
ARLINGTON, TX 76018-2942

Deed Date: 9/7/2011

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D211235146](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PEOPLES TINA N;PEOPLES TROY L	6/17/1992	00106880000403	0010688	0000403
PACIFIC FIRST BANK	2/4/1992	00105220001630	0010522	0001630
VIVEROS ERNESTINA;VIVEROS JOSE A	8/22/1986	00086600000832	0008660	0000832
AMERICAN FEDERAL SAVINGS	3/7/1986	00084790000150	0008479	0000150
E 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	\$140,121	\$84,879	\$225,000	\$225,000
2024	\$175,121	\$84,879	\$260,000	\$260,000
2023	\$206,736	\$35,000	\$241,736	\$241,736
2022	\$185,000	\$35,000	\$220,000	\$220,000
2021	\$185,000	\$35,000	\$220,000	\$209,000
2020	\$155,000	\$35,000	\$190,000	\$190,000

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.