



Address: [618 RAINTREE CT](#)
City: ARLINGTON
Georeference: 37350-1-8
Subdivision: SANFORD OAKS ADDITION
Neighborhood Code: 1X020C

Latitude: 32.7431966274
Longitude: -97.1428871264
TAD Map: 2108-388
MAPSCO: TAR-082E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SANFORD OAKS ADDITION
Block 1 Lot 8

Jurisdictions:

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

State Code: A

Year Built: 1975

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 02673800

Site Name: SANFORD OAKS ADDITION-1-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,264

Percent Complete: 100%

Land Sqft^{*}: 10,648

Land Acres^{*}: 0.2444

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:

HERNANDEZ ESPERANZA

MOSES DETRICK D

Primary Owner Address:

618 RAINTREE CT
ARLINGTON, TX 76012

Deed Date: 9/27/2023

Deed Volume:

Deed Page:

Instrument: [D223175186](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SHAH-HOSSEINI GHAZI	6/21/2019	D219134520		
BORTON JOHN E;BORTON SUSAN A	1/11/1999	00136200000156	0013620	0000156
CRAWFORD NELDA M;CRAWFORD WANDO R	11/19/1984	00080140000476	0008014	0000476
WELCH SHIRLEY MARIE	12/31/1900	00069310000474	0006931	0000474

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	\$347,731	\$50,000	\$397,731	\$397,731
2024	\$347,731	\$50,000	\$397,731	\$397,731
2023	\$358,013	\$50,000	\$408,013	\$313,500
2022	\$235,000	\$50,000	\$285,000	\$285,000
2021	\$235,000	\$50,000	\$285,000	\$285,000
2020	\$219,759	\$50,000	\$269,759	\$269,759

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.