



Address: [1303 KILLIAN DR](#)
City: ARLINGTON
Georeference: 40710-2-7
Subdivision: SUMMIT GROVE ADDITION
Neighborhood Code: 1C2001

Latitude: 32.734421478
Longitude: -97.126098748
TAD Map: 2114-388
MAPSCO: TAR-082L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUMMIT GROVE ADDITION
Block 2 Lot 7

Jurisdictions:

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

State Code: A

Year Built: 1955

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$302,076

Protest Deadline Date: 5/24/2024

Site Number: 03015939

Site Name: SUMMIT GROVE ADDITION Block 2 Lot 7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,908

Percent Complete: 100%

Land Sqft^{*}: 7,143

Land Acres^{*}: 0.1640

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:

MCWILLIAMS ROY JR
STERLING SUSAN J

Primary Owner Address:

1303 KILLIAN DR
ARLINGTON, TX 76013-7501

Deed Date: 10/27/1994

Deed Volume: 0011781

Deed Page: 0000060

Instrument: 00117810000060

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TEMPLE STEPHEN B	9/6/1990	00100430000016	0010043	0000016
HUNT PHOEBE;HUNT WAYNE	4/24/1984	00078060001288	0007806	0001288
DONALD L SIMPKINS	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	\$244,932	\$57,144	\$302,076	\$265,700
2024	\$244,932	\$57,144	\$302,076	\$241,545
2023	\$255,074	\$50,001	\$305,075	\$219,586
2022	\$190,716	\$26,750	\$217,466	\$199,624
2021	\$168,101	\$13,375	\$181,476	\$181,476
2020	\$154,945	\$13,375	\$168,320	\$168,320

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.