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Address: [721 HILLVIEW DR](#)
City: ARLINGTON
Georeference: 42459-2-8
Subdivision: TREETOP ADDITION
Neighborhood Code: 1X120F

Latitude: 32.7742465142
Longitude: -97.1037416848
TAD Map: 2120-400
MAPSCO: TAR-069P



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

PROPERTY DATA

Legal Description: TREETOP ADDITION Block 2
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: 1983

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 03166023

Site Name: TREETOP ADDITION-2-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,674

Percent Complete: 100%

Land Sqft^{*}: 10,000

Land Acres^{*}: 0.2295

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:

MATTHEWS BRANDON A

MATTHEWS NONA

Primary Owner Address:

721 HILLVIEW DR
ARLINGTON, TX 76011-2371

Deed Date: 3/13/1996

Deed Volume: 0012302

Deed Page: 0001789

Instrument: 00123020001789

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LARATTA ROBERT W	7/30/1993	00111820000081	0011182	0000081
LARATTA DEBRA;LARATTA ROBERT W	7/13/1983	00075550001667	0007555	0001667
L G TERRELL & C GARRETT	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	\$310,858	\$70,000	\$380,858	\$380,858
2024	\$310,858	\$70,000	\$380,858	\$380,858
2023	\$326,315	\$70,000	\$396,315	\$381,380
2022	\$296,490	\$70,000	\$366,490	\$346,709
2021	\$261,814	\$60,000	\$321,814	\$315,190
2020	\$226,536	\$60,000	\$286,536	\$286,536

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.