



Address: [1403 VANCOUVER DR](#)
City: ARLINGTON
Georeference: 44520-2-11
Subdivision: VANCOUVER PLACE ADDITION
Neighborhood Code: 1X030D

Latitude: 32.7553109862
Longitude: -97.1160442903
TAD Map: 2114-396
MAPSCO: TAR-068Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VANCOUVER PLACE ADDITION
Block 2 Lot 11

Jurisdictions:

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

State Code: A

Year Built: 1978

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 03249298

Site Name: VANCOUVER PLACE ADDITION-2-11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,253

Percent Complete: 100%

Land Sqft^{*}: 7,526

Land Acres^{*}: 0.1727

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:

FRANCO ARMANDO
MENJIVAR ANTONIO DELGADO

Primary Owner Address:

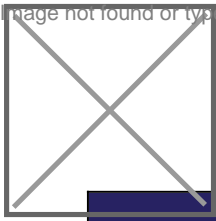
1403 VANCOUVER DR
ARLINGTON, TX 76012-2612

Deed Date: 11/12/2020

Deed Volume:

Deed Page:

Instrument: [D20305044](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
FRANCO ARMANDO;FRANCO MARIA S	8/24/2007	D207308987	0000000	0000000
PLASKOTA ROBERT	6/7/2000	00144690000074	0014469	0000074
PLASKOTA TADEUSZ	12/31/1900	00089160001682	0008916	0001682

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	\$205,599	\$35,000	\$240,599	\$240,599
2024	\$205,599	\$35,000	\$240,599	\$240,599
2023	\$207,386	\$35,000	\$242,386	\$242,386
2022	\$197,813	\$35,000	\$232,813	\$232,813
2021	\$127,069	\$35,000	\$162,069	\$162,069
2020	\$128,146	\$35,000	\$163,146	\$163,146

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

There are no exemptions for this property

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.