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Address: [3809 MELSTONE DR](#)
City: ARLINGTON
Georeference: 44705-3-23
Subdivision: VILLAGE GLEN ESTATES ADDITION
Neighborhood Code: 1L070E

Latitude: 32.6873693209
Longitude: -97.1934634479
TAD Map: 2090-368
MAPSCO: TAR-094H



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

PROPERTY DATA

Legal Description: VILLAGE GLEN ESTATES
ADDITION Block 3 Lot 23

Jurisdictions:

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

State Code: A

Year Built: 1979

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 03272907

Site Name: VILLAGE GLEN ESTATES ADDITION-3-23

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,168

Percent Complete: 100%

Land Sqft^{*}: 9,030

Land Acres^{*}: 0.2073

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:

GRAZETTI WAYNE A

GRAZETTI DONNA M

Primary Owner Address:

3809 MELSTONE DR
ARLINGTON, TX 76016

Deed Date: 12/3/2017

Deed Volume:

Deed Page:

Instrument: [D217284077](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SMITH LINDA L	3/27/2013	D213079096	0000000	0000000
VANDIVER KATHRYN S;VANDIVER VAN D	12/28/1998	00135950000012	0013595	0000012
MANNS DEBRA E;MANNS GARY A	11/30/1987	00092020000988	0009202	0000988
WHITED HARRY W;WHITED SHEILA	10/20/1983	00076460000441	0007646	0000441
MILWICH L;MILWICH W S	12/31/1900	00067500000681	0006750	0000681

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	\$272,283	\$58,030	\$330,313	\$330,313
2024	\$272,283	\$58,030	\$330,313	\$330,313
2023	\$269,397	\$50,000	\$319,397	\$305,511
2022	\$232,127	\$50,000	\$282,127	\$277,737
2021	\$207,488	\$45,000	\$252,488	\$252,488
2020	\$185,084	\$45,000	\$230,084	\$230,084

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.