



**Address:** [3708 MELSTONE DR](#)  
**City:** ARLINGTON  
**Georeference:** 44705-4-13  
**Subdivision:** VILLAGE GLEN ESTATES ADDITION  
**Neighborhood Code:** 1L070E

**Latitude:** 32.6881673057  
**Longitude:** -97.1943735669  
**TAD Map:** 2090-368  
**MAPSCO:** TAR-094H



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** VILLAGE GLEN ESTATES  
ADDITION Block 4 Lot 13

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1977

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 03273059

**Site Name:** VILLAGE GLEN ESTATES ADDITION-4-13

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,091

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,544

**Land Acres<sup>\*</sup>:** 0.1272

**Pool:** Y

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

RODRIGUEZ ERIK  
SERRANO MARIA M

**Primary Owner Address:**

3708 MELSTONE DR  
ARLINGTON, TX 76016

**Deed Date:** 8/16/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216188147](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WAGNER STEPHEN W	8/27/2002	00159700000390	0015970	0000390
DODGE N P TRUSTEE JR	8/5/2002	00159700000389	0015970	0000389
WALTERS CYNTHIA K;WALTERS TODD C	9/24/1999	00140310000251	0014031	0000251
VIGLIOTTA GENNARO;VIGLIOTTA PATRICIA	4/18/1996	00123530000933	0012353	0000933
BILLINGSLEY JANET ELAINE	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 <sup>+</sup>
2025	\$274,545	\$44,352	\$318,897	\$318,897
2024	\$274,545	\$44,352	\$318,897	\$318,897
2023	\$271,710	\$50,000	\$321,710	\$304,480
2022	\$230,558	\$50,000	\$280,558	\$276,800
2021	\$206,636	\$45,000	\$251,636	\$251,636
2020	\$184,873	\$45,000	\$229,873	\$229,873

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.