



**Address:** [1601 W SANFORD ST](#)  
**City:** ARLINGTON  
**Georeference:** 45860-1-17  
**Subdivision:** WEST HILLS ADDITION  
**Neighborhood Code:** 1X050F

**Latitude:** 32.7431633808  
**Longitude:** -97.1293674807  
**TAD Map:** 2114-388  
**MAPSCO:** TAR-082G



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WEST HILLS ADDITION Block 1  
Lot 17

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1967

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$207,360

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

**Site Number:** 03451372

**Site Name:** WEST HILLS ADDITION-1-17

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,344

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,700

**Land Acres<sup>\*</sup>:** 0.2685

**Pool:** N

<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:**

ESPARZA EFRAIN ALEJANDRO  
ESPARZA SERGIO EDUARDO

**Primary Owner Address:**

1601 W SANFORD ST  
ARLINGTON, TX 76012

**Deed Date:** 3/8/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224041384](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MENDEZ NATIVIDAD G	7/9/2019	<a href="#">D219149361</a>		
TATOM RONALD LEE	12/2/2005	<a href="#">D205362349</a>	0000000	0000000
TATOM KATHY;TATOM RONALD	4/1/1986	00085000000129	0008500	0000129
RALPH L TATOM	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	\$160,560	\$46,800	\$207,360	\$207,360
2024	\$160,560	\$46,800	\$207,360	\$207,360
2023	\$164,865	\$46,800	\$211,665	\$211,665
2022	\$167,994	\$46,800	\$214,794	\$214,794
2021	\$140,634	\$46,800	\$187,434	\$187,434
2020	\$164,933	\$46,800	\$211,733	\$211,733

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.