



Address: [4512 WILLOW BEND DR](#)
City: ARLINGTON
Georeference: 47145-5-48
Subdivision: WILLOW BEND ADDITION
Neighborhood Code: 1L130D

Latitude: 32.6732453996
Longitude: -97.1830508457
TAD Map: 2096-364
MAPSCO: TAR-095N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLOW BEND ADDITION Block
5 Lot 48

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

Notice Sent Date: 4/15/2025

Notice Value: \$376,365

Protest Deadline Date: 5/24/2024

Site Number: 03536467

Site Name: WILLOW BEND ADDITION-5-48

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,934

Percent Complete: 100%

Land Sqft^{*}: 9,200

Land Acres^{*}: 0.2112

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:

BECKLER BRYAN N
BECKLER CARIE J

Primary Owner Address:

4512 WILLOW BEND DR
ARLINGTON, TX 76017-1342

Deed Date: 4/24/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213119977](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BECKLER BRYAN NEVILLE	8/19/2005	D205342114	0000000	0000000
BECKLER BRYAN N;BECKLER N HELMS	11/29/2000	00146320000362	0014632	0000362
FIERRO LARRY;FIERRO SHERRY	1/29/1994	00114700001628	0011470	0001628
GORDON CRAYTON R	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	\$311,365	\$65,000	\$376,365	\$353,417
2024	\$311,365	\$65,000	\$376,365	\$321,288
2023	\$282,288	\$65,000	\$347,288	\$292,080
2022	\$200,527	\$65,000	\$265,527	\$265,527
2021	\$202,894	\$55,000	\$257,894	\$250,380
2020	\$181,331	\$55,000	\$236,331	\$227,618

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.