



**Address:** [5804 WILLOW VIEW DR](#)  
**City:** ARLINGTON  
**Georeference:** 47160-1-13  
**Subdivision:** WILLOW WOOD ADDITION  
**Neighborhood Code:** 1L140J

**Latitude:** 32.6512934652  
**Longitude:** -97.1790386502  
**TAD Map:** 2096-356  
**MAPSCO:** TAR-109A



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

## PROPERTY DATA

**Legal Description:** WILLOW WOOD ADDITION  
Block 1 Lot 13

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KENNEDALE ISD (914)

**State Code:** A

**Year Built:** 1981

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 03540103

**Site Name:** WILLOW WOOD ADDITION-1-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,192

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,517

**Land Acres<sup>\*</sup>:** 0.1725

**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:**

ORTIZ MARIO A

ORTIZ LETICIA

**Primary Owner Address:**

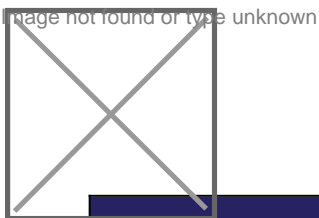
5900 WILLOW VIEW DR  
ARLINGTON, TX 76017-4052

**Deed Date:** 10/29/2002

**Deed Volume:** 0016113

**Deed Page:** 0000015

**Instrument:** 00161130000015



Previous Owners	Date	Instrument	Deed Volume	Deed Page
LONG ELAINE	9/13/2000	00145280000445	0014528	0000445
LONG JAMES EDWARD	1/18/2000	00142050000214	0014205	0000214
CITIBANK NA AS TRUSTEE	11/2/1999	00141070000016	0014107	0000016
BOWEN CHARLES JOSEPH	1/5/1999	00136020000056	0013602	0000056
BOWEN CHARLES J;BOWEN SANDRA	10/6/1997	00129430000070	0012943	0000070
WADDELOW MARSHA	8/27/1997	00128930000432	0012893	0000432
BANK OF AMERICA NT & SA	12/3/1996	00126300000904	0012630	0000904
BOWER RICHARD;BOWER VIRGINIA	3/9/1989	00095330001861	0009533	0001861
ADMINISTRATOR VETERANS AFFAIRS	10/7/1988	00094150005527	0009415	0005527
CTX MORTGAGE CO	10/4/1988	00093990000851	0009399	0000851
DEAN PEGGY;DEAN RICHARD	6/11/1986	00085750001576	0008575	0001576
J & P INVESTMENTS	6/10/1986	00085750001574	0008575	0001574
TEXAS AMERICAN BANK	3/14/1986	00084850001031	0008485	0001031
E A HOTT INC	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	\$155,000	\$55,000	\$210,000	\$210,000
2024	\$155,000	\$55,000	\$210,000	\$210,000
2023	\$200,000	\$40,000	\$240,000	\$240,000
2022	\$149,000	\$40,000	\$189,000	\$189,000
2021	\$132,735	\$40,000	\$172,735	\$172,735
2020	\$129,352	\$40,000	\$169,352	\$169,352

Pending indicates that the property record has not yet been completed for the indicated tax year.

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## EXEMPTIONS / SPECIAL APPRAISAL

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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.