



Address: [4304 WILLOW CREST DR](#)
City: ARLINGTON
Georeference: 47160-1-31
Subdivision: WILLOW WOOD ADDITION
Neighborhood Code: 1L140J

Latitude: 32.6495320726
Longitude: -97.1765167802
TAD Map: 2096-356
MAPSCO: TAR-109B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLOW WOOD ADDITION
Block 1 Lot 31

Jurisdictions:
CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KENNE DALE ISD (914)

State Code: A
Year Built: 1981
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$391,157
Protest Deadline Date: 5/24/2024

Site Number: 03540308
Site Name: WILLOW WOOD ADDITION-1-31
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,944
Percent Complete: 100%
Land Sqft^{*}: 8,179
Land Acres^{*}: 0.1877
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:
SILVA ELVIRA M
Primary Owner Address:
4304 WILLOW CREST DR
ARLINGTON, TX 76017-4062

Deed Date: 6/16/2012
Deed Volume: 0000000
Deed Page: 0000000
Instrument: 000000000000000

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SILVA ELVIRA M;SILVA JUAN S	5/29/2003	00167620000085	0016762	0000085
PETRY JOHN;PETRY TRACY	11/18/1987	00091370001608	0009137	0001608
HAMEL BETTY;HAMEL CHARLES 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	\$336,157	\$55,000	\$391,157	\$340,757
2024	\$336,157	\$55,000	\$391,157	\$309,779
2023	\$280,831	\$40,000	\$320,831	\$281,617
2022	\$216,015	\$40,000	\$256,015	\$256,015
2021	\$207,869	\$40,000	\$247,869	\$235,934
2020	\$216,790	\$40,000	\$256,790	\$214,485

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)
- DISABLED VET 70 to 99 PCT 11.22
- Surviving Spouse of Disabled Vet 100 PCT

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.