



**Address:** [4307 WILLOW TREE DR](#)  
**City:** ARLINGTON  
**Georeference:** 47160-9-4  
**Subdivision:** WILLOW WOOD ADDITION  
**Neighborhood Code:** 1L140J

**Latitude:** 32.6519137449  
**Longitude:** -97.1765064358  
**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 9 Lot 4

**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:** \$296,428

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

**Site Number:** 03542041

**Site Name:** WILLOW WOOD ADDITION-9-4

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,464

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,529

**Land Acres<sup>\*</sup>:** 0.1728

**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:**

CAIN ZACHARY  
CAIN ANNALISA

**Primary Owner Address:**

4307 WILLOW TREE DR  
ARLINGTON, TX 76017

**Deed Date:** 11/20/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220306018](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CRONE SEAN	6/11/2012	<a href="#">D212160165</a>	0000000	0000000
WELLS FARGO BANK NA	3/6/2012	<a href="#">D212061761</a>	0000000	0000000
RAMIREZ JOSE EST;RAMIREZ LEONARDA	7/31/2001	00150630000314	0015063	0000314
TAYLOR GINGER;TAYLOR JOSEPH	2/5/1986	00084480001163	0008448	0001163
GARRETT DAN T;GARRETT DONNA B	1/6/1986	00084180000225	0008418	0000225
G W ROBBINS CO	11/13/1985	00083700000497	0008370	0000497
KELLER PRATT	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	\$241,428	\$55,000	\$296,428	\$279,684
2024	\$241,428	\$55,000	\$296,428	\$254,258
2023	\$246,187	\$40,000	\$286,187	\$231,144
2022	\$181,238	\$40,000	\$221,238	\$210,131
2021	\$151,028	\$40,000	\$191,028	\$191,028
2020	\$129,166	\$39,834	\$169,000	\$169,000

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.