



Address: [4306 WILLOW SPRINGS DR](#)
City: ARLINGTON
Georeference: 10965-1-15
Subdivision: EDGEVIEW ADDITION
Neighborhood Code: 1L120E

Latitude: 32.6397248109
Longitude: -97.1768251679
TAD Map: 2096-352
MAPSCO: TAR-109F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EDGEVIEW ADDITION Block 1
Lot 15

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: 1983

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 04786939

Site Name: EDGEVIEW ADDITION-1-15

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,800

Percent Complete: 100%

Land Sqft^{*}: 8,436

Land Acres^{*}: 0.1936

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:

LOVETT JESSICA

Primary Owner Address:

4306 WILLOW SPRINGS DR
ARLINGTON, TX 76001

Deed Date: 9/25/2016

Deed Volume:

Deed Page:

Instrument: M216011254

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HODNETT JESSICA R	11/3/2014	D214241730		
JOHNSON SANDRA;JOHNSON WILLIAM J	3/19/2014	D214056909	0000000	0000000
DUSTY PROPERTIES LLC	9/6/2006	D206313438	0000000	0000000
MCCLEEAR Y DORA;MCCLEEAR Y JOHN	2/6/2006	D206042396	0000000	0000000
MILER CHERYL L	8/7/2000	00144750000014	0014475	0000014
NOWLIN SAVINGS ASSN	1/9/1986	00084230000652	0008423	0000652
HOTT E A	1/20/1984	00077220002169	0007722	0002169
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 ⁺
2025	\$102,884	\$54,564	\$157,448	\$157,448
2024	\$199,384	\$54,564	\$253,948	\$253,948
2023	\$235,863	\$38,000	\$273,863	\$238,118
2022	\$183,647	\$38,000	\$221,647	\$216,471
2021	\$158,792	\$38,000	\$196,792	\$196,792
2020	\$147,783	\$38,000	\$185,783	\$184,492

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.