



Address: [1406 LAS JARDINES CT](#)
City: ARLINGTON
Georeference: 23633-1-7B
Subdivision: LAS CASAS JARDINES ADDITION
Neighborhood Code: A1A0102

Latitude: 32.7225568798
Longitude: -97.1358103198
TAD Map: 2108-384
MAPSCO: TAR-082P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAS CASAS JARDINES
ADDITION Block 1 Lot 7B

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)

State Code: A

Year Built: 1984

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 05064767

Site Name: LAS CASAS JARDINES ADDITION-1-7B

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,083

Percent Complete: 100%

Land Sqft^{*}: 3,548

Land Acres^{*}: 0.0814

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:

MESSENGER THERESA KAY

MESSENGER JAMES

Primary Owner Address:

1406 LAS JARDINES CT
ARLINGTON, TX 76013-6439

Deed Date: 9/22/2005

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D205289051](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ANTUNES GARY SR	8/17/2001	00150920000358	0015092	0000358
COPPLE JENNIFER C	8/30/1996	00124940002299	0012494	0002299
CARUSO BILL J	6/25/1996	00124170002150	0012417	0002150
SEC OF HUD	1/3/1996	00122370001039	0012237	0001039
SIMMONS FIRST NATL BNK	1/2/1996	00122150001205	0012215	0001205
COOPER CHERIE M	1/2/1991	00101410000964	0010141	0000964
SECRETARY OF HUD	9/28/1989	00099400000605	0009940	0000605
CITY FEDERAL SAVINGS BANK	10/3/1988	00099400000622	0009940	0000622
VALDEN DONALD DAVID	8/19/1988	00093620001438	0009362	0001438
ENGLISH R HAROLD	1/8/1986	00084210001350	0008421	0001350
ENGLISH & SLUSSER ONE	9/4/1984	00079390001261	0007939	0001261
SLUSSER MIKE TR	4/6/1984	00077920001266	0007792	0001266
PETERSON WILLIAM M	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	\$124,867	\$30,000	\$154,867	\$154,867
2024	\$124,867	\$30,000	\$154,867	\$154,867
2023	\$144,711	\$30,000	\$174,711	\$151,927
2022	\$129,670	\$12,000	\$141,670	\$138,115
2021	\$113,559	\$12,000	\$125,559	\$125,559
2020	\$114,475	\$12,000	\$126,475	\$126,475

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.