



Address: [5400 EMERALD PARK BLVD](#)
City: ARLINGTON
Georeference: 12751-1-1
Subdivision: EMERALD PARK ADDITION
Neighborhood Code: 1M100I

Latitude: 32.6593330524
Longitude: -97.144889718
TAD Map: 2108-360
MAPSCO: TAR-096W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EMERALD PARK ADDITION
Block 1 Lot 1

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A

Year Built: 1985

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 05458234

Site Name: EMERALD PARK ADDITION-1-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,316

Percent Complete: 100%

Land Sqft^{*}: 8,866

Land Acres^{*}: 0.2035

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:

CHEDESTER NANCY A

Primary Owner Address:

5400 EMERALD PARK BLVD
ARLINGTON, TX 76017-4519

Deed Date: 8/1/1998

Deed Volume: 0013350

Deed Page: 0000282

Instrument: 00133500000282

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MADRY JESSE A;MADRY NANCY SUE	7/31/1998	00133500000281	0013350	0000281
STEVENS KERI;STEVENS ROB	4/24/1987	00089220002144	0008922	0002144
PHILLIPS DAN L	12/16/1986	00088870001604	0008887	0001604
YUVONNA SMITH INC	12/5/1984	00080240001412	0008024	0001412
PHILLIPS DAN	1/1/1984	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	\$331,693	\$70,000	\$401,693	\$401,693
2024	\$331,693	\$70,000	\$401,693	\$401,693
2023	\$298,474	\$70,000	\$368,474	\$368,474
2022	\$294,431	\$50,000	\$344,431	\$335,004
2021	\$257,673	\$50,000	\$307,673	\$304,549
2020	\$226,863	\$50,000	\$276,863	\$276,863

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.