



Address: [3414 SWAN CT](#)
City: ARLINGTON
Georeference: 45395-2-13
Subdivision: WAVERLY PLACE
Neighborhood Code: 1S010P

Latitude: 32.6894390987
Longitude: -97.1194001175
TAD Map: 2114-372
MAPSCO: TAR-096H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WAVERLY PLACE Block 2 Lot 13

Jurisdictions:

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

State Code: A

Year Built: 1985

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$314,173

Protest Deadline Date: 5/24/2024

Site Number: 05489512

Site Name: WAVERLY PLACE-2-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,480

Percent Complete: 100%

Land Sqft^{*}: 12,499

Land Acres^{*}: 0.2869

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:

RIVERA FRANCISCO S

Primary Owner Address:

3414 SWAN CT
ARLINGTON, TX 76015-3673

Deed Date: 8/25/1998

Deed Volume: 0013394

Deed Page: 0000061

Instrument: 00133940000061

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KOZIATEK CATHERINE;KOZIATEK STEVE J	9/27/1990	00100590001093	0010059	0001093
SECRETARY OF HUD	6/6/1990	00099880000633	0009988	0000633
FLEET MORTGAGE CORP	6/5/1990	00099780002365	0009978	0002365
CATO KIMBERLY;CATO LESLIE	2/4/1986	00084470001315	0008447	0001315
U S HOME CORP	6/7/1985	00082060001060	0008206	0001060
HEMOCRAFT ENTERPRISES INC	5/15/1985	00081820002144	0008182	0002144
D S ENTERPRISES INC	9/26/1984	00079610001350	0007961	0001350

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	\$221,674	\$92,499	\$314,173	\$182,609
2024	\$221,674	\$92,499	\$314,173	\$166,008
2023	\$255,001	\$14,000	\$269,001	\$150,916
2022	\$205,395	\$14,000	\$219,395	\$137,196
2021	\$179,810	\$14,000	\$193,810	\$124,724
2020	\$175,948	\$14,000	\$189,948	\$113,385

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.