



**Address:** [709 W LYNN CREEK DR](#)  
**City:** ARLINGTON  
**Georeference:** 40457-1-5  
**Subdivision:** STONEBROOK ESTATES ADDN  
**Neighborhood Code:** 1M020A

**Latitude:** 32.6400629984  
**Longitude:** -97.116322371  
**TAD Map:** 2114-352  
**MAPSCO:** TAR-110H



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** STONEBROOK ESTATES  
ADDN Block 1 Lot 5

**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:** RYAN LLC (00672F)

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

**Site Number:** 05506263

**Site Name:** STONEBROOK ESTATES ADDN-1-5

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,286

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,771

**Land Acres<sup>\*</sup>:** 0.1554

**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:**

CSH PROPERTY ONE LLC

**Primary Owner Address:**

8665 E HATFORD DR STE 200  
SCOTTSDALE, AZ 85255

**Deed Date:** 6/1/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217126324](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
YORK BUILDERS INC	2/21/2017	<a href="#">D217043074</a>		
LOWE ROBERT CRAIG	8/25/2008	<a href="#">D208345388</a>	0000000	0000000
FIX TRADER LP	4/29/2008	<a href="#">D208184225</a>	0000000	0000000
CONLEY SU LIN	9/8/1992	00107760000903	0010776	0000903
SCHWARTZ KATHY	4/24/1987	00089240001334	0008924	0001334
RICHARDSON RICHARD R	9/27/1985	00083210002126	0008321	0002126
RICHWOOD HOMES INC	5/1/1985	00081670000982	0008167	0000982
SEVILLE EQUITIES INC	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 <sup>+</sup>
2025	\$175,556	\$45,000	\$220,556	\$220,556
2024	\$175,556	\$45,000	\$220,556	\$220,556
2023	\$202,919	\$45,000	\$247,919	\$247,919
2022	\$130,967	\$35,000	\$165,967	\$165,967
2021	\$130,967	\$35,000	\$165,967	\$165,967
2020	\$126,420	\$35,000	\$161,420	\$161,420

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

There are no exemptions for this property

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.