



Address: [523 VALLEY MILLS DR](#)
City: ARLINGTON
Georeference: 47308-13-11
Subdivision: WINDING CREEK ADDN -ARLINGTON
Neighborhood Code: 1S020N

Latitude: 32.6469244643
Longitude: -97.1059976519
TAD Map: 2120-356
MAPSCO: TAR-111A



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

PROPERTY DATA

Legal Description: WINDING CREEK ADDN -
ARLINGTON Block 13 Lot 11

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: \$236,504

Protest Deadline Date: 5/15/2025

Site Number: 05596092

Site Name: WINDING CREEK ADDN -ARLINGTON-13-11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,311

Percent Complete: 100%

Land Sqft^{*}: 5,048

Land Acres^{*}: 0.1158

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:

SPERLING JOHN

Primary Owner Address:

523 VALLEY MILLS DR
ARLINGTON, TX 76018

Deed Date: 7/31/2015

Deed Volume:

Deed Page:

Instrument: [D215172517](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JAMSHIDI FATEMA ZAMANIA;JAMSHIDI RAY	12/15/2000	00146650000028	0014665	0000028
SEC OF HUD	8/3/2000	00144690000135	0014469	0000135
MIDFIRST BANK	11/3/1998	00135070000544	0013507	0000544
CRAWFORD LEANN;CRAWFORD STEPHEN L	5/15/1991	00102600001936	0010260	0001936
SECRETARY OF HUD	8/8/1990	00100780001937	0010078	0001937
GMAC MORTGAGE CORP OF PA	8/7/1990	00100130001445	0010013	0001445
HIGGINBOTHAM JONI;HIGGINBOTHAM WALTER	6/21/1985	00082200000265	0008220	0000265
GEMCRAFT HOMES INC	3/18/1985	00081210000560	0008121	0000560
SILCO 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 ⁺
2025	\$191,072	\$45,432	\$236,504	\$236,504
2024	\$191,072	\$45,432	\$236,504	\$233,869
2023	\$226,517	\$20,000	\$246,517	\$212,608
2022	\$200,414	\$20,000	\$220,414	\$193,280
2021	\$155,709	\$20,000	\$175,709	\$175,709
2020	\$151,276	\$20,000	\$171,276	\$171,276

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)

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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.