



Address: [525 CROSS CUT DR](#)
City: ARLINGTON
Georeference: 47308-20-21
Subdivision: WINDING CREEK ADDN -ARLINGTON
Neighborhood Code: 1S020N

Latitude: 32.6455224408
Longitude: -97.1058450014
TAD Map: 2120-356
MAPSCO: TAR-111A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WINDING CREEK ADDN -
ARLINGTON Block 20 Lot 21

Jurisdictions:

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

State Code: A

Year Built: 1993

Personal Property Account: N/A

Agent: UPTG (00670)

Protest Deadline Date: 5/24/2024

Site Number: 05772672

Site Name: WINDING CREEK ADDN -ARLINGTON-20-21

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,583

Percent Complete: 100%

Land Sqft^{*}: 4,997

Land Acres^{*}: 0.1147

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:

DEVIN BASIL M

DEVIN BARBARA J

Primary Owner Address:

3305 ABBEY RD

MANSFIELD, TX 76063-5479

Deed Date: 5/24/2021

Deed Volume:

Deed Page:

Instrument: [D221149070](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
VALENCIA CRISTIAN RUIZ	3/30/2018	D218069083		
BARBER WALLACE R JR	4/16/1993	00110220001612	0011022	0001612
LEGACY ENTERPRISES INC	9/15/1992	00107770001617	0010777	0001617
TEX-ALTA JV & LAND TRUST	1/17/1991	00102110001827	0010211	0001827
PATTERSON MICHAEL H TR	1/16/1991	00101530002173	0010153	0002173
NCNB TEXAS NATIONAL BANK	11/13/1989	00097630001248	0009763	0001248
SILCO INC	1/1/1985	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	\$225,447	\$44,973	\$270,420	\$270,420
2024	\$225,447	\$44,973	\$270,420	\$270,420
2023	\$267,721	\$20,000	\$287,721	\$287,721
2022	\$236,419	\$20,000	\$256,419	\$256,419
2021	\$182,958	\$20,000	\$202,958	\$202,958
2020	\$177,564	\$20,000	\$197,564	\$197,564

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.