



Address: [4302 ENCHANTED OAKS DR](#)
City: ARLINGTON
Georeference: 12753H-11-20
Subdivision: ENCHANTED BAY ADDITION
Neighborhood Code: 1L050B

Latitude: 32.677531424
Longitude: -97.2259147538
TAD Map: 2084-364
MAPSCO: TAR-093M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ENCHANTED BAY ADDITION
Block 11 Lot 20

Jurisdictions:

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

State Code: A

Year Built: 1995

Personal Property Account: N/A

Agent: PROPERTY TAX LOCK (11667)

Notice Sent Date: 4/15/2025

Notice Value: \$684,999

Protest Deadline Date: 5/24/2024

Site Number: 05805309

Site Name: ENCHANTED BAY ADDITION-11-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,984

Percent Complete: 100%

Land Sqft^{*}: 8,476

Land Acres^{*}: 0.1945

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:

FRAZIER KATHERINE R
FRAZIER BEVIS B

Primary Owner Address:

4302 ENCHANTED OAKS DR
ARLINGTON, TX 76016

Deed Date: 8/30/2019

Deed Volume:

Deed Page:

Instrument: [D219198749](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WALBER HARRIET;WALBER ROBERT E	3/16/1999	00137250000470	0013725	0000470
MURPHY DAWN;MURPHY THOMAS, G	2/28/1997	00126900002114	0012690	0002114
STONEWOOD CORP	2/15/1995	00118880000678	0011888	0000678
ROCK FOREST INC	4/22/1993	00110500002332	0011050	0002332
COWTOWN LAND CO INC	3/28/1991	00102150001798	0010215	0001798
EMPIRE OF AMERICA FED SAV BNK	2/27/1989	00095930001607	0009593	0001607
1515 CORP	9/6/1988	00093830000052	0009383	0000052
EXCALIBUR PROPERTIES INC	4/14/1987	00089120002011	0008912	0002011
ENCHANTED BAY JV	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	\$570,999	\$114,000	\$684,999	\$519,756
2024	\$570,999	\$114,000	\$684,999	\$472,505
2023	\$481,368	\$114,000	\$595,368	\$429,550
2022	\$468,500	\$114,000	\$582,500	\$390,500
2021	\$241,000	\$114,000	\$355,000	\$355,000
2020	\$241,000	\$114,000	\$355,000	\$355,000

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.