



**Address:** [824 FONDREN DR](#)  
**City:** ARLINGTON  
**Georeference:** 40457-20-12  
**Subdivision:** STONEBROOK ESTATES ADDN  
**Neighborhood Code:** 1M020A

**Latitude:** 32.6370864555  
**Longitude:** -97.1214620709  
**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 20 Lot 12

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
MANSFIELD ISD (908)

**State Code:** A

**Year Built:** 1988

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$261,038

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

**Site Number:** 05892945

**Site Name:** STONEBROOK ESTATES ADDN-20-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,425

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,020

**Land Acres<sup>\*</sup>:** 0.1382

**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:**

SIMINGTON LYVONNE GREENE

**Primary Owner Address:**

824 FONDREN DR  
ARLINGTON, TX 76001-7590

**Deed Date:** 3/3/2010

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D210053748](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DEUTSCHE BANK NATIONAL TR CO	11/3/2009	<a href="#">D209297004</a>	0000000	0000000
ABOUBAKER CALRISSA C	2/23/2007	<a href="#">D207120330</a>	0000000	0000000
MCKINNEY JENNY A	8/23/2001	00151070000292	0015107	0000292
PINCKNEY TIMOTHY L	2/7/1994	00114550001770	0011455	0001770
VAN EPPS JAMES C;VAN EPPS PATRICIA	8/25/1988	00093650000256	0009365	0000256
ALMIDD INC	7/6/1988	00093290001595	0009329	0001595
SEVILLE EQUITES 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 <sup>+</sup>
2025	\$216,038	\$45,000	\$261,038	\$261,038
2024	\$216,038	\$45,000	\$261,038	\$252,333
2023	\$219,088	\$45,000	\$264,088	\$229,394
2022	\$173,540	\$35,000	\$208,540	\$208,540
2021	\$160,139	\$35,000	\$195,139	\$195,139
2020	\$143,801	\$35,000	\$178,801	\$178,801

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.