



Address: [326 FAIRCREST DR](#)
City: ARLINGTON
Georeference: 47308-10-13
Subdivision: WINDING CREEK ADDN -ARLINGTON
Neighborhood Code: 1S020N

Latitude: 32.6478911952
Longitude: -97.1094112794
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 10 Lot 13

Jurisdictions:

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

State Code: A

Year Built: 1991

Personal Property Account: N/A

Agent: OCONNOR & ASSOCIATES (00436)

Protest Deadline Date: 5/24/2024

Site Number: 06087574

Site Name: WINDING CREEK ADDN -ARLINGTON-10-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,575

Percent Complete: 100%

Land Sqft^{*}: 5,287

Land Acres^{*}: 0.1213

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:

PHAN AN

PHAN ANDY

NGUYEN BICH LOAN-THI

Primary Owner Address:

326 FAIRCREST DR
ARLINGTON, TX 76018

Deed Date: 10/22/2014

Deed Volume:

Deed Page:

Instrument: [D214235440](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ARICO MAUREEN A	11/6/1991	00104590001437	0010459	0001437
TEX-ALTA JOINT VENTURE	9/11/1991	00104000001815	0010400	0001815
NCNB TEXAS NATIONAL BANK	11/13/1989	00097630001248	0009763	0001248
SILCO INC	1/1/1986	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	\$179,398	\$47,583	\$226,981	\$226,981
2024	\$207,661	\$47,583	\$255,244	\$255,244
2023	\$242,135	\$20,000	\$262,135	\$262,135
2022	\$221,751	\$20,000	\$241,751	\$241,751
2021	\$179,370	\$20,000	\$199,370	\$199,370
2020	\$150,000	\$20,000	\$170,000	\$170,000

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

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.