



Address: [305 ARWINE DR](#)
City: HURST
Georeference: 44669-1-38
Subdivision: VILLAGE AT PARK FOREST
Neighborhood Code: 3B030E

Latitude: 32.8129960472
Longitude: -97.1572570961
TAD Map: 2102-416
MAPSCO: TAR-053Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VILLAGE AT PARK FOREST
Block 1 Lot 38

Jurisdictions:

CITY OF HURST (028)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 1988

Personal Property Account: N/A

Agent: OOWNWELL INC (12140)

Protest Deadline Date: 5/24/2024

Site Number: 06165931

Site Name: VILLAGE AT PARK FOREST-1-38

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,744

Percent Complete: 100%

Land Sqft^{*}: 10,247

Land Acres^{*}: 0.2352

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:

BLANCHARD JONATHAN DAVID

Primary Owner Address:

305 ARWINE DR
HURST, TX 76053

Deed Date: 8/8/2014

Deed Volume:

Deed Page:

Instrument: [D214173738](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FIELDS HEATHER;FIELDS JASON	1/5/2004	D204008294	0000000	0000000
BANK ONE	9/2/2003	D203362633	0000000	0000000
RIDDELL ROBERT D	3/31/1998	00131570000051	0013157	0000051
LINDSTROM ANNETT;LINDSTROM MICHAEL	10/18/1988	00094080002185	0009408	0002185
CENTENNIAL HOMES INC	1/1/1987	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	\$264,630	\$70,000	\$334,630	\$334,630
2024	\$264,630	\$70,000	\$334,630	\$334,630
2023	\$271,654	\$55,000	\$326,654	\$312,535
2022	\$244,957	\$55,000	\$299,957	\$284,123
2021	\$207,836	\$55,000	\$262,836	\$258,294
2020	\$186,012	\$55,000	\$241,012	\$234,813

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.