



Address: [3524 OAK BEND DR](#)
City: ARLINGTON
Georeference: 30617-1-13
Subdivision: OAK KNOLL ESTATES
Neighborhood Code: 1L040D

Latitude: 32.6876199192
Longitude: -97.1704960801
TAD Map: 2096-368
MAPSCO: TAR-095F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: OAK KNOLL ESTATES Block 1
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: 1989

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$420,382

Protest Deadline Date: 5/24/2024

Site Number: 06368557

Site Name: OAK KNOLL ESTATES-1-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,818

Percent Complete: 100%

Land Sqft^{*}: 9,844

Land Acres^{*}: 0.2260

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:

HEARN JOHN C
HEARN MARGARET G

Primary Owner Address:

3524 OAK BEND DR
ARLINGTON, TX 76016-3100

Deed Date: 7/18/2002

Deed Volume: 0015836

Deed Page: 0000159

Instrument: 00158360000159

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WEBSTER BRENT L;WEBSTER LAUREL	1/15/1998	00130610000494	0013061	0000494
SHEARER BARI L B;SHEARER SCOTT A	12/20/1991	00104830000263	0010483	0000263
DE LA GARZA RUDY;DE LA GARZA SUSANA	3/27/1990	00098820001344	0009882	0001344
CENTEX REAL ESTATE CORP	1/1/1989	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	\$345,382	\$75,000	\$420,382	\$420,382
2024	\$345,382	\$75,000	\$420,382	\$394,930
2023	\$348,123	\$75,000	\$423,123	\$359,027
2022	\$282,447	\$75,000	\$357,447	\$326,388
2021	\$267,417	\$65,000	\$332,417	\$296,716
2020	\$204,742	\$65,000	\$269,742	\$269,742

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.