



Address: [1206 HARDISTY DR](#)
City: ARLINGTON
Georeference: 3587-1-4
Subdivision: BRIGHTON ESTATES
Neighborhood Code: 1M020D

Latitude: 32.6419512206
Longitude: -97.1322124192
TAD Map: 2108-352
MAPSCO: TAR-110F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BRIGHTON ESTATES Block 1
Lot 4

Jurisdictions:

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

State Code: A

Year Built: 1993

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$339,087

Protest Deadline Date: 5/24/2024

Site Number: 06603335

Site Name: BRIGHTON ESTATES-1-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,880

Percent Complete: 100%

Land Sqft^{*}: 7,579

Land Acres^{*}: 0.1740

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

HOSLER DONALD RAY JR

Primary Owner Address:

1206 HARDISTY DR
ARLINGTON, TX 76001-7859

Deed Date: 2/26/2008

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D208079069](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CALABRESE SUZY	3/28/2005	D205086858	0000000	0000000
TAPIA DAVID C;TAPIA PATRICIA	10/30/1997	00129660000025	0012966	0000025
PMI MTG INSURANCE CO	3/6/1997	001270900000879	0012709	0000879
FEDERAL NATL MTG ASSOC	1/14/1997	00126430002151	0012643	0002151
AMERICAN HOME FUNDING	1/7/1997	001263800000948	0012638	0000948
HUYNH ANN TON;HUYNH TRONG	10/26/1995	00121520001196	0012152	0001196
MHI PARTNERSHIP LTD	5/18/1993	001106900000308	0011069	0000308
MINERAL SPRINGS LTD	1/1/1993	000000000000000	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	\$271,764	\$50,000	\$321,764	\$321,764
2024	\$289,087	\$50,000	\$339,087	\$299,572
2023	\$264,000	\$50,000	\$314,000	\$272,338
2022	\$207,580	\$40,000	\$247,580	\$247,580
2021	\$207,580	\$40,000	\$247,580	\$239,800
2020	\$178,000	\$40,000	\$218,000	\$218,000

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.