



**Address:** [1100 RIVER PARK DR](#)  
**City:** ARLINGTON  
**Georeference:** 34548-2A-15  
**Subdivision:** RIVER PARK ADDITION-ARLINGTON  
**Neighborhood Code:** 1X130L

**Latitude:** 32.7820159792  
**Longitude:** -97.0919161294  
**TAD Map:** 2120-404  
**MAPSCO:** TAR-069L



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** RIVER PARK ADDITION-  
ARLINGTON Block 2A Lot 15

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1994

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$346,876

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

**Site Number:** 06611257

**Site Name:** RIVER PARK ADDITION-ARLINGTON-2A-15

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,657

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,198

**Land Acres<sup>\*</sup>:** 0.2570

**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:**

GRACE A NYATENYA REVOCABLE LIVING TRUST

**Primary Owner Address:**

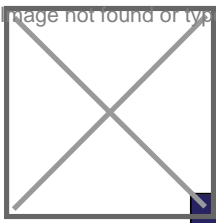
1100 RIVER PARK DR  
ARLINGTON, TX 76006

**Deed Date:** 7/17/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224125685](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
NYATENYA GRACE A	1/15/2021	<a href="#">D221125032</a>		
HARRISON JOHN D JR	10/7/2008	<a href="#">D208384974</a>	0000000	0000000
ANSLEY OLLIE J	11/10/1994	00117940000096	0011794	0000096
JAMES HOMES INC	6/9/1994	00116210000131	0011621	0000131
4 M INC	1/1/1993	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	\$276,876	\$70,000	\$346,876	\$335,412
2024	\$276,876	\$70,000	\$346,876	\$304,920
2023	\$306,352	\$70,000	\$376,352	\$277,200
2022	\$182,000	\$70,000	\$252,000	\$252,000
2021	\$182,000	\$70,000	\$252,000	\$252,000
2020	\$191,000	\$70,000	\$261,000	\$261,000

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.