



Address: [4109 TREEHAVEN DR](#)
City: ARLINGTON
Georeference: 10408-1-14
Subdivision: EAGLE CHASE ADDITION
Neighborhood Code: 1L010E

Latitude: 32.6785501535
Longitude: -97.1744044013
TAD Map: 2096-368
MAPSCO: TAR-095K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EAGLE CHASE ADDITION Block
1 Lot 14

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

Protest Deadline Date: 5/24/2024

Site Number: 06635628

Site Name: EAGLE CHASE ADDITION-1-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,020

Percent Complete: 100%

Land Sqft^{*}: 7,318

Land Acres^{*}: 0.1680

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:

WELSBY SUNSHINE

WELSBY NICHOLAS

Primary Owner Address:

4109 TREEHAVEN DR
ARLINGTON, TX 76016

Deed Date: 11/25/2014

Deed Volume:

Deed Page:

Instrument: [D214258466](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TYE CHRISTOPHER;TYE ELIZABET	7/6/2001	00150000000034	0015000	0000034
GIRARD CRAIG D;GIRARD KRISTY M	8/31/1994	00117120001947	0011712	0001947
CENTEX REAL ESTATE CORP	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 ⁺
2025	\$303,682	\$56,318	\$360,000	\$360,000
2024	\$303,682	\$56,318	\$360,000	\$360,000
2023	\$387,844	\$60,000	\$447,844	\$354,200
2022	\$262,000	\$60,000	\$322,000	\$322,000
2021	\$282,000	\$40,000	\$322,000	\$322,000
2020	\$305,244	\$40,000	\$345,244	\$341,854

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.