



**Address:** [1524 BALLESTEROS CT](#)  
**City:** ARLINGTON  
**Georeference:** 13549-5-19  
**Subdivision:** FAIRWAY MEADOWS ADDN-ARLINGTON  
**Neighborhood Code:** 1S010M

**Latitude:** 32.6860168522  
**Longitude:** -97.0861908738  
**TAD Map:** 2126-368  
**MAPSCO:** TAR-097M



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** FAIRWAY MEADOWS ADDN-  
ARLINGTON Block 5 Lot 19

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1995

**Personal Property Account:** N/A

**Agent:** OWNWELL INC (12140)

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

**Notice Value:** \$360,775

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

**Site Number:** 06684734

**Site Name:** FAIRWAY MEADOWS ADDN-ARLINGTON-5-19

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,107

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,194

**Land Acres<sup>\*</sup>:** 0.2569

**Pool:** Y

<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:**

NGUYEN TUOI H

**Primary Owner Address:**

1524 BALLESTEROS CT  
ARLINGTON, TX 76014

**Deed Date:** 9/4/2015

**Deed Volume:**

**Deed Page:**

**Instrument:** [D215204081](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRANSTON PROPERTIES LLC	4/7/2015	<a href="#">D215086687</a>		
HO KATHY	3/17/2006	<a href="#">D207018868</a>	0000000	0000000
WILLIAMS ADINA J;WILLIAMS CURTIS	10/30/1995	00121550001983	0012155	0001983
SCOTT FELDER LIMITED PRTNSHP	11/2/1994	00117860001154	0011786	0001154
MTV INVESTMENTS LTD PRTNSHP	1/1/1994	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 <sup>+</sup>
2025	\$269,581	\$91,194	\$360,775	\$360,775
2024	\$269,581	\$91,194	\$360,775	\$346,015
2023	\$304,092	\$20,000	\$324,092	\$314,559
2022	\$281,696	\$20,000	\$301,696	\$285,963
2021	\$239,966	\$20,000	\$259,966	\$259,966
2020	\$228,036	\$20,000	\$248,036	\$248,036

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.