



**Address:** [5004 POINTCLEAR CT](#)  
**City:** ARLINGTON  
**Georeference:** 18204-1-12  
**Subdivision:** HIGHPOINT MANOR ADDITION  
**Neighborhood Code:** 1L1005

**Latitude:** 32.6650165298  
**Longitude:** -97.2025495351  
**TAD Map:** 2090-360  
**MAPSCO:** TAR-094U



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HIGHPOINT MANOR ADDITION  
Block 1 Lot 12

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1996

**Agent:** None

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

**Notice Value:** \$394,486

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

**Site Number:** 06724442

**Site Name:** HIGHPOINT MANOR ADDITION-1-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,150

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,242

**Land Acres<sup>\*</sup>:** 0.2580

**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:**

BABB JOSE A  
BABB LEDYS Y

**Primary Owner Address:**

5004 POINTCLEAR CT  
ARLINGTON, TX 76017

**Deed Date:** 4/12/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216075653](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WILLIAMS EVA J	12/21/2010	<a href="#">D210321080</a>	0000000	0000000
WILLIAMS EVA J	9/21/2010	<a href="#">D210234793</a>	0000000	0000000
WILLIAMS EVA J	12/17/2003	<a href="#">D204001598</a>	0000000	0000000
WILLIAMS EVA J	4/25/1996	00123480000593	0012348	0000593
NEW CENTURY HOMES JV	11/9/1995	00121680000771	0012168	0000771
287-TREEPOINT LTD PTNRSHIP	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	\$304,758	\$60,242	\$365,000	\$365,000
2024	\$334,244	\$60,242	\$394,486	\$366,403
2023	\$335,803	\$60,000	\$395,803	\$333,094
2022	\$252,791	\$60,000	\$312,791	\$284,631
2021	\$231,694	\$40,000	\$271,694	\$258,755
2020	\$224,276	\$40,000	\$264,276	\$235,232

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.