



**Address:** [5717 INDIAN HILL DR](#)  
**City:** ARLINGTON  
**Georeference:** 8662J-4-6  
**Subdivision:** CREEKSIDE PARK ADDITION  
**Neighborhood Code:** 1S020V

**Latitude:** 32.6526771478  
**Longitude:** -97.0824740377  
**TAD Map:** 2126-356  
**MAPSCO:** TAR-111D



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CREEKSIDE PARK ADDITION  
Block 4 Lot 6

**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:** OOWNWELL INC (12140)

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

**Site Number:** 06763766

**Site Name:** CREEKSIDE PARK ADDITION-4-6

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,970

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,009

**Land Acres<sup>\*</sup>:** 0.1149

**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:**

TRICON SFR 2023-2 BORROWER LLC

**Primary Owner Address:**

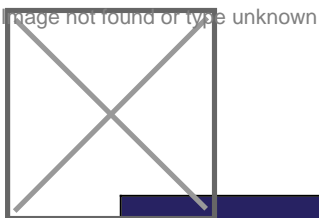
15771 RED HILL AVE  
TUSTIN, CA 92780

**Deed Date:** 11/29/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223213477](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
TAH 2017-1 BORROWER LLC	8/23/2017	<a href="#">D217196848</a>		
2012-C PROPERTY HOLDINGS LLC	12/4/2012	<a href="#">D212311803</a>	0000000	0000000
JONES RAY	3/30/2005	<a href="#">D205092146</a>	0000000	0000000
NOEL TONYA MICHELLE	2/28/1996	00122930002396	0012293	0002396
UNITED HOMECRAFT CORP	9/18/1995	00121120002303	0012112	0002303
TAYCAN V LTD PRTSHP	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	\$204,941	\$45,081	\$250,022	\$250,022
2024	\$252,919	\$45,081	\$298,000	\$298,000
2023	\$275,059	\$50,000	\$325,059	\$325,059
2022	\$159,779	\$50,000	\$209,779	\$209,779
2021	\$159,779	\$50,000	\$209,779	\$209,779
2020	\$154,023	\$50,000	\$204,023	\$204,023

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

There are no exemptions for this property

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.