



Address: [626 E LYNN CREEK DR](#)
City: ARLINGTON
Georeference: 18134-7-3
Subdivision: HIGHLAND TRAIL ADDITION
Neighborhood Code: 1S020A

Latitude: 32.6380385272
Longitude: -97.1029532436
TAD Map: 2120-352
MAPSCO: TAR-111F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HIGHLAND TRAIL ADDITION
Block 7 Lot 3

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

State Code: A
Year Built: 1998
Personal Property Account: N/A
Agent: OCONNOR & ASSOCIATES (00436)
Protest Deadline Date: 5/24/2024

Site Number: 06816606
Site Name: HIGHLAND TRAIL ADDITION-7-3
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,967
Percent Complete: 100%
Land Sqft^{*}: 7,187
Land Acres^{*}: 0.1650
Pool: N

⁺⁺⁺ Rounded.
^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
VU JOHN H
VU CHRISTINE
Primary Owner Address:
626 E LYNN CREEK DR
ARLINGTON, TX 76002-5406

Deed Date: 3/30/1998
Deed Volume: 0013155
Deed Page: 0000032
Instrument: 00131550000032

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HIGHLAND HOME LTD	12/17/1997	00130240000403	0013024	0000403
NATHAN A WATSON CO	1/1/1995	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 ⁺
2025	\$195,801	\$64,687	\$260,488	\$260,488
2024	\$214,883	\$64,687	\$279,570	\$279,570
2023	\$251,001	\$55,000	\$306,001	\$267,531
2022	\$204,872	\$55,000	\$259,872	\$243,210
2021	\$183,000	\$55,000	\$238,000	\$221,100
2020	\$146,000	\$55,000	\$201,000	\$201,000

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.