



**Address:** [2005 BRUSHFIRE CT](#)  
**City:** ARLINGTON  
**Georeference:** 13572-8-4  
**Subdivision:** FANNIN FARM ADDITION  
**Neighborhood Code:** 1M100F

**Latitude:** 32.6419947994  
**Longitude:** -97.1400499899  
**TAD Map:** 2108-352  
**MAPSCO:** TAR-110F



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** FANNIN FARM ADDITION Block  
8 Lot 4

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
MANSFIELD ISD (908)

**State Code:** A

**Year Built:** 1995

**Personal Property Account:** N/A

**Agent:** CHRISTOPHER BEARY (X0345)

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

**Site Number:** 06846300

**Site Name:** FANNIN FARM ADDITION-8-4

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,191

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,187

**Land Acres<sup>\*</sup>:** 0.1649

**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:**

ALVAREZ SOFIA

ALVAREZ DANIEL V

**Primary Owner Address:**

2005 BRUSHFIRE CT  
ARLINGTON, TX 76001

**Deed Date:** 11/14/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219263448](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COTOGNO BRENNAN	9/18/2017	<a href="#">D217221725</a>		
WARNER CHERYL R;WARNER EDWARD K	6/26/2007	<a href="#">D207225286</a>	0000000	0000000
GILLIS JOHN T JR;GILLIS LESLIE	3/31/1998	00131570000378	0013157	0000378
KELLEY HOMES INC	2/23/1998	00131090000187	0013109	0000187
HEARRINGTON C SCOTT;HEARRINGTON CARLA	12/13/1995	00122150001015	0012215	0001015
WEEKLEY HOMES INC	6/23/1995	00120120001172	0012012	0001172
RUSH CREEK FARM LTD	1/1/1995	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 <sup>+</sup>
2025	\$295,000	\$65,000	\$360,000	\$360,000
2024	\$309,000	\$65,000	\$374,000	\$374,000
2023	\$310,000	\$65,000	\$375,000	\$357,080
2022	\$270,955	\$55,000	\$325,955	\$324,618
2021	\$240,107	\$55,000	\$295,107	\$295,107
2020	\$222,134	\$55,000	\$277,134	\$277,134

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.