



Address: [618 E LYNN CREEK DR](#)
City: ARLINGTON
Georeference: 18134-7-6R
Subdivision: HIGHLAND TRAIL ADDITION
Neighborhood Code: 1S020A

Latitude: 32.6380497629
Longitude: -97.1035724526
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 6R

Jurisdictions:

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

State Code: A

Year Built: 1997

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06863701

Site Name: HIGHLAND TRAIL ADDITION-7-6R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,967

Percent Complete: 100%

Land Sqft^{*}: 9,191

Land Acres^{*}: 0.2109

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:

ESCORZA PROPERTY GROUP INC

Primary Owner Address:

618 E LYNN CREEK DR
ARLINGTON, TX 76002

Deed Date: 12/27/2022

Deed Volume:

Deed Page:

Instrument: [D223002248](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|------------------------------------|------------|----------------------------|-------------|-----------|
| ESCORZA DELFINO | 9/25/2018 | D218222345 | | |
| PEREZ AARON | 3/22/2005 | D205080216 | 0000000 | 0000000 |
| SECRETARY OF HUD | 9/7/2004 | D204374979 | 0000000 | 0000000 |
| MORTGAGE ELECTRONIC REG SYS | 9/7/2004 | D204286446 | 0000000 | 0000000 |
| ADEKUNLE MONSURAT T | 10/12/2000 | 00145890000260 | 0014589 | 0000260 |
| MARTINEZ BRYAN L; MARTINEZ HELEN C | 9/22/1997 | 00129210000580 | 0012921 | 0000580 |
| HIGHLAND HOMES LTD | 1/15/1997 | 00126500000170 | 0012650 | 0000170 |
| GREEN ACRES-MANSFIEDL JV 221 | 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 ⁺ |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$255,497 | \$82,719 | \$338,216 | \$338,216 |
| 2024 | \$255,497 | \$82,719 | \$338,216 | \$338,216 |
| 2023 | \$266,941 | \$55,000 | \$321,941 | \$321,941 |
| 2022 | \$216,066 | \$55,000 | \$271,066 | \$271,066 |
| 2021 | \$196,557 | \$55,000 | \$251,557 | \$251,557 |
| 2020 | \$170,648 | \$55,000 | \$225,648 | \$225,648 |

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.