



Address: [319 TIOGA DR](#)
City: ARLINGTON
Georeference: 7174-9-9
Subdivision: CHERRY CREEK ESTATES ADDITION
Neighborhood Code: 1M070I

Latitude: 32.6133740802
Longitude: -97.1130034479
TAD Map: 2114-344
MAPSCO: TAR-111S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CHERRY CREEK ESTATES
ADDITION Block 9 Lot 9

Jurisdictions:

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

State Code: A

Year Built: 2000

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$353,800

Protest Deadline Date: 5/24/2024

Site Number: 07334168

Site Name: CHERRY CREEK ESTATES ADDITION-9-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,442

Percent Complete: 100%

Land Sqft^{*}: 5,009

Land Acres^{*}: 0.1149

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:

WAKABA PLANNING LTD

Primary Owner Address:

400 TUSTIN AVE STE 240
SANTA ANA, CA 92705

Deed Date: 10/29/2024

Deed Volume:

Deed Page:

Instrument: [D224212530](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TEMMEI YOSHIYUKI	10/30/2018	D218244433		
OPEN HOUSE TEXAS REALTY & INVESTMENTS LLC	7/25/2018	D218172517		
EALY DANNETTE;EALY RUSSELL G	11/23/2005	D205387579	0000000	0000000
EALY RUSSELL GLENN	12/10/2002	00162570000009	0016257	0000009
BANK OF NEW YORK THE	10/1/2002	00160330000320	0016033	0000320
LAWYER JODY G	8/25/2000	00145020000036	0014502	0000036
GEHAN HOMES LTD	1/1/1999	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	\$293,800	\$60,000	\$353,800	\$353,800
2024	\$293,800	\$60,000	\$353,800	\$353,800
2023	\$296,319	\$60,000	\$356,319	\$356,319
2022	\$240,900	\$50,000	\$290,900	\$290,900
2021	\$165,000	\$50,000	\$215,000	\$215,000
2020	\$165,000	\$50,000	\$215,000	\$215,000

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

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.