



Address: [1307 SYLVAN CT](#)
City: ARLINGTON
Georeference: 10105-1-10R
Subdivision: DOUBLE Y WOODED ESTATE ADDN
Neighborhood Code: 1X030B

Latitude: 32.7545575176
Longitude: -97.1284955532
TAD Map: 2114-392
MAPSCO: TAR-068Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: DOUBLE Y WOODED ESTATE
ADDN Block 1 Lot 10R

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

State Code: A
Year Built: 2006
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 07544405
Site Name: DOUBLE Y WOODED ESTATE ADDN-1-10R
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 6,297
Percent Complete: 100%
Land Sqft^{*}: 24,306
Land Acres^{*}: 0.5579
Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
THOMAS MICHAEL D
THOMAS SHERRY L
Primary Owner Address:
1307 SYLVAN CT
ARLINGTON, TX 76012

Deed Date: 5/23/2022
Deed Volume:
Deed Page:
Instrument: [D222134425](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WHITE BRYAN;WHITE DENISE	3/30/2004	D204104129	0000000	0000000
RJ ALDRIEDGE CO INC	1/1/1999	0000000000000000	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	\$961,650	\$94,306	\$1,055,956	\$1,055,956
2024	\$961,650	\$94,306	\$1,055,956	\$1,055,956
2023	\$1,147,282	\$71,500	\$1,218,782	\$1,218,782
2022	\$663,524	\$71,500	\$735,024	\$734,800
2021	\$596,500	\$71,500	\$668,000	\$668,000
2020	\$596,500	\$71,500	\$668,000	\$668,000

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.