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Tarrant Appraisal District
Property Information | PDF
Account Number: 07872216

Address: [415 QUAIL ROOST LN](#)

City: ARLINGTON

Georeference: 33208-24-16

Subdivision: QUAIL CREEK ADDITION-ARLINGTON

Neighborhood Code: 1M020F

Latitude: 32.6288948234

Longitude: -97.1075379066

TAD Map: 2120-348

MAPSCO: TAR-111J



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

PROPERTY DATA

Legal Description: QUAIL CREEK ADDITION-
ARLINGTON Block 24 Lot 16

Jurisdictions:

CITY OF ARLINGTON (024)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

MANSFIELD ISD (908)

State Code: A

Year Built: 2002

Personal Property Account: N/A

Agent: PROPERTY TAX PROTEST (00795)

Protest Deadline Date: 5/24/2024

Site Number: 07872216

Site Name: QUAIL CREEK ADDITION-ARLINGTON-24-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,607

Percent Complete: 100%

Land Sqft^{*}: 7,187

Land Acres^{*}: 0.1649

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:

BENSON NAFTAL

BENSON OLIFA K

Primary Owner Address:

415 QUAIL ROOST LN

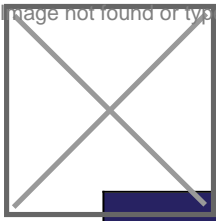
ARLINGTON, TX 76002-3367

Deed Date: 6/3/2016

Deed Volume:

Deed Page:

Instrument: [D216133003](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SAYLOR BRIAN H;SAYLOR JENNIFER	5/21/2002	D204090374	0000000	0000000
ANATRES HOMES LTD	5/21/2002	00158230000107	0015823	0000107
QUAIL CRK ARLINGTON JVII ETAL	1/1/2001	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	\$251,029	\$55,000	\$306,029	\$306,029
2024	\$270,197	\$55,000	\$325,197	\$325,197
2023	\$344,985	\$55,000	\$399,985	\$318,230
2022	\$273,623	\$45,000	\$318,623	\$289,300
2021	\$218,000	\$45,000	\$263,000	\$263,000
2020	\$211,119	\$45,000	\$256,119	\$256,119

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.