



Address: [1617 LOVELAND DR](#)
City: ARLINGTON
Georeference: 7608-10-11
Subdivision: COLDWATER CREEK ADDITION
Neighborhood Code: 1S020F

Latitude: 32.6457705362
Longitude: -97.0812427781
TAD Map: 2126-356
MAPSCO: TAR-111D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COLDWATER CREEK
ADDITION Block 10 Lot 11

Jurisdictions:

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

State Code: A

Year Built: 2004

Personal Property Account: N/A

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$332,180

Protest Deadline Date: 5/24/2024

Site Number: 40029662

Site Name: COLDWATER CREEK ADDITION-10-11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,003

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:

HOANG MARVIN

Primary Owner Address:

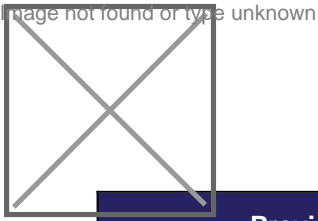
1617 LOVELAND DR
ARLINGTON, TX 76018-3063

Deed Date: 8/11/2005

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D205297987](#)



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-------------------------------|-----------|----------------------------|-------------|-----------|
| HOA MARVIN HOANG;HOA PHAM | 8/11/2005 | 000000000000000 | 0000000 | 0000000 |
| PHAM HOA | 12/7/2004 | D205006251 | 0000000 | 0000000 |
| COLDWATER CREEK JOINT VENTURE | 1/1/2002 | 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 | \$267,497 | \$64,683 | \$332,180 | \$332,180 |
| 2024 | \$267,497 | \$64,683 | \$332,180 | \$316,740 |
| 2023 | \$275,147 | \$50,000 | \$325,147 | \$287,945 |
| 2022 | \$262,578 | \$50,000 | \$312,578 | \$261,768 |
| 2021 | \$187,971 | \$50,000 | \$237,971 | \$237,971 |
| 2020 | \$187,971 | \$50,000 | \$237,971 | \$229,336 |

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.