



Address: [1708 POWDER HORN LN](#)
City: ARLINGTON
Georeference: 7608-10-27
Subdivision: COLDWATER CREEK ADDITION
Neighborhood Code: 1S020F

Latitude: 32.6474410606
Longitude: -97.079264426
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 27

Jurisdictions:

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

State Code: A

Year Built: 2003

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$368,835

Protest Deadline Date: 5/24/2024

Site Number: 40029832

Site Name: COLDWATER CREEK ADDITION-10-27

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,582

Percent Complete: 100%

Land Sqft^{*}: 7,318

Land Acres^{*}: 0.1679

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:

MANN WILLIAM
MANN DARLA

Primary Owner Address:

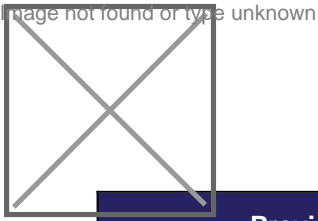
1708 POWDER HORN LN
ARLINGTON, TX 76018-3073

Deed Date: 12/19/2003

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D203473940](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLASSIC CENTURY HOMES LTD	8/25/2003	00171380000179	0017138	0000179
COLDWATER CREEK JOINT VENTURE	1/1/2002	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	\$255,138	\$65,862	\$321,000	\$321,000
2024	\$302,973	\$65,862	\$368,835	\$312,785
2023	\$311,665	\$50,000	\$361,665	\$284,350
2022	\$297,390	\$50,000	\$347,390	\$258,500
2021	\$185,000	\$50,000	\$235,000	\$235,000
2020	\$185,000	\$50,000	\$235,000	\$235,000

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

- 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.