



Address: [430 N PECAN ST](#)
City: ARLINGTON
Georeference: 41850-5-1
Subdivision: THOMAS, W S HEIRS ADDITION
Neighborhood Code: M1A02A

Latitude: 32.7426425087
Longitude: -97.1084688363
TAD Map: 2120-388
MAPSCO: TAR-083E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: THOMAS, W S HEIRS
ADDITION Block 5 Lot 1
Jurisdictions:
CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)
State Code: B
Year Built: 1934
Personal Property Account: N/A
Agent: TARRANT PROPERTY TAX SERVICE (00065)
Protest Deadline Date: 5/24/2024

Site Number: 800011415
Site Name: THOMAS, W S HEIRS ADDITION 5 1
Site Class: B - Residential - Multifamily
Parcels: 1
Approximate Size⁺⁺⁺: 2,432
Percent Complete: 100%
Land Sqft^{*}: 10,864
Land Acres^{*}: 0.2494
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:
PECAN SERIES-MCRI
Primary Owner Address:
2713 GREENBROOK CT
GRAPEVINE, TX 76051

Deed Date: 6/30/2021
Deed Volume:
Deed Page:
Instrument: [D221189383](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCCARRICK BOB	11/24/2020	D220309960		
SKA PROPERTIES LLC	11/23/2020	D220309958		



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	\$270,180	\$43,456	\$313,636	\$313,636
2024	\$301,544	\$43,456	\$345,000	\$345,000
2023	\$272,009	\$43,456	\$315,465	\$315,465
2022	\$181,544	\$43,456	\$225,000	\$225,000
2021	\$181,544	\$43,456	\$225,000	\$225,000
2020	\$134,816	\$16,296	\$151,112	\$151,112

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.