



Address: [1304 BYARS DR](#)
City: ARLINGTON
Georeference: 9528-1-6
Subdivision: DAY ADDITION
Neighborhood Code: 1M070R

Latitude: 32.6102971254
Longitude: -97.0882675344
TAD Map: 2126-344
MAPSCO: TAR-111U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: DAY ADDITION Block 1 Lot 6

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A

Year Built: 2019

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$400,536

Protest Deadline Date: 5/24/2024

Site Number: 800036736
Site Name: DAY ADDITION 1 6
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,138
Percent Complete: 100%
Land Sqft^{*}: 6,095
Land Acres^{*}: 0.1399
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:

HOLLINS KENISE

Primary Owner Address:

1304 BYARS DR
ARLINGTON, TX 76002

Deed Date: 8/15/2019
Deed Volume:
Deed Page:
Instrument: [D219182424](#)

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	\$330,536	\$70,000	\$400,536	\$400,536
2024	\$330,536	\$70,000	\$400,536	\$395,670
2023	\$379,991	\$70,000	\$449,991	\$359,700
2022	\$267,000	\$60,000	\$327,000	\$327,000
2021	\$267,000	\$60,000	\$327,000	\$327,000
2020	\$238,486	\$60,000	\$298,486	\$298,486

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.