



Address: [1604 W LAVENDER LN](#)
City: ARLINGTON
Georeference: 8770-13-8
Subdivision: CRESTRIDGE ADDITION-ARLINGTON
Neighborhood Code: 1C210B

Latitude: 32.7118005983
Longitude: -97.1326754062
TAD Map: 2108-380
MAPSCO: TAR-082X



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

PROPERTY DATA

Legal Description: CRESTRIDGE ADDITION-ARLINGTON Block 13 Lot 8

Jurisdictions:

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

State Code: A

Year Built: 1968

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 00658480

Site Name: CRESTRIDGE ADDITION-ARLINGTON-13-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,197

Percent Complete: 100%

Land Sqft^{*}: 11,400

Land Acres^{*}: 0.2617

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:

YBARRA MARCELINO
BROOKOVER-YBARRA LAURA

Primary Owner Address:

1604 W LAVENDER LN
ARLINGTON, TX 76013

Deed Date: 4/24/2017

Deed Volume:

Deed Page:

Instrument: [D217090745](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ANDERSON CAROL A	7/30/2012	D212184890	0000000	0000000
HIGGINS SHERRY L ETAL	1/8/2012	D212062008	0000000	0000000
SEWELL VIOLET J	11/9/1993	00113500000134	0011350	0000134
SEWELL D K	12/31/1900	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	\$0	\$0	\$0	\$0
2024	\$274,848	\$50,000	\$324,848	\$324,848
2023	\$272,223	\$50,000	\$322,223	\$322,223
2022	\$234,499	\$40,000	\$274,499	\$274,499
2021	\$208,131	\$40,000	\$248,131	\$248,131
2020	\$174,410	\$40,000	\$214,410	\$214,410

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.