



Address: [1600 CINDY CT](#)
City: ARLINGTON
Georeference: 41520-3-12R
Subdivision: TERRACE HILL ESTATES ADDITION
Neighborhood Code: 1X050F

Latitude: 32.7454967835
Longitude: -97.1298406712
TAD Map: 2108-392
MAPSCO: TAR-082G



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

PROPERTY DATA

Legal Description: TERRACE HILL ESTATES
ADDITION Block 3 Lot 12R

Jurisdictions:

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

State Code: A

Year Built: 1969

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Protest Deadline Date: 5/15/2025

Site Number: 03101967

Site Name: TERRACE HILL ESTATES ADDITION-3-12R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,172

Percent Complete: 100%

Land Sqft^{*}: 10,800

Land Acres^{*}: 0.2479

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:
BHAVANASI CHANDRA
Primary Owner Address:
2556 ADMIRAL CIR
HAYWARD, CA 94545

Deed Date: 7/23/2021
Deed Volume:
Deed Page:
Instrument: [D221216630](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JOHNSON GIL I;JOHNSON MARTHA J	4/30/1996	00123570000438	0012357	0000438
PRACHYL BRIAN	6/11/1985	00032090002276	0003209	0002276
CAIN B PRACHYL;CAIN MICHAEL	2/5/1985	00080860000297	0008086	0000297
AR-TEX LTD	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	\$217,771	\$43,200	\$260,971	\$260,971
2023	\$185,800	\$43,200	\$229,000	\$229,000
2022	\$224,462	\$43,200	\$267,662	\$267,662
2021	\$135,061	\$43,200	\$178,261	\$178,261
2020	\$164,080	\$43,200	\$207,280	\$177,560

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.