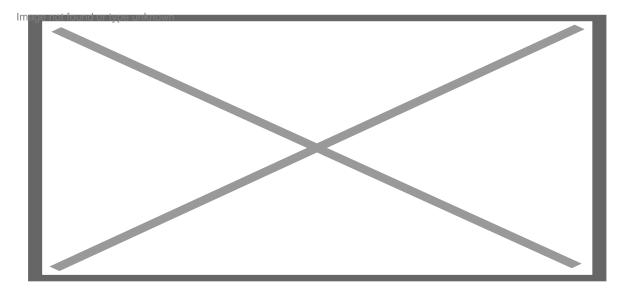


Tarrant Appraisal District Property Information | PDF Account Number: 03399109

Address: 2303 LUCAS DR

City: ARLINGTON Georeference: 46030-2-18 Subdivision: WESTCHESTER WEST Neighborhood Code: M1A05W Latitude: 32.7025901336 Longitude: -97.1441922668 TAD Map: 2108-376 MAPSCO: TAR-096A





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

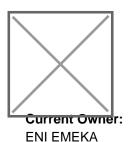
PROPERTY DATA

Legal Description: WESTCHESTER WEST Block 2 Lot 18 50% UNDIVIDED INTEREST				
TARRANT COUNTY COLLEGE (ARLINGTON ISD (901)	Approximate Size+++: 2,100			
State Code: B	Percent Complete: 100%			
Year Built: 1979	Land Sqft*: 6,157			
Personal Property Account: N/A	Land Acres [*] : 0.1413			
Agent: None Protest Deadline Date: 5/15/2025	Pool: N			

+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION



Primary Owner Address: 2479 DEER RUN APT 501 LEWISVILLE, TX 75067 Deed Date: 2/14/2025 Deed Volume: Deed Page: Instrument: D225026919

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SME HOMES LLC	11/18/2024	D224209420		
HOUSTON XAVIER	1/1/2019	D218274062		
HOUSTON XAVIER	12/14/2018	D218274062		
CHATMAN BLOSSIE M	9/14/1994	00117340000291	0011734	0000291
GILDENBLATT P;GILDENBLATT TOMMY	10/5/1983	00076330000166	0007633	0000166
PHILIP M LOVELESS	12/31/1900	000000000000000000000000000000000000000	000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised
2025	\$0	\$0	\$0	\$0
2024	\$180,226	\$20,000	\$200,226	\$129,942
2023	\$169,209	\$20,000	\$189,209	\$118,129
2022	\$119,752	\$20,000	\$139,752	\$107,390
2021	\$87,627	\$10,000	\$97,627	\$97,627
2020	\$87,627	\$10,000	\$97,627	\$97,627

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.