



Address: [417 BENJAMIN LN](#)
City: ARLINGTON
Georeference: 7789-10-21
Subdivision: COLONIAL ESTATES
Neighborhood Code: 1S0201

Latitude: 32.6437736209
Longitude: -97.1081604985
TAD Map: 2120-352
MAPSCO: TAR-111E



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

PROPERTY DATA

Legal Description: COLONIAL ESTATES Block 10
Lot 21

Jurisdictions:

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

State Code: A

Year Built: 1984

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 05027292

Site Name: COLONIAL ESTATES-10-21

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,372

Percent Complete: 100%

Land Sqft^{*}: 7,957

Land Acres^{*}: 0.1826

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:

THOMAS LELA M

Primary Owner Address:

417 BENJAMIN LN
ARLINGTON, TX 76002-2877

Deed Date: 6/28/2007

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D207233662](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CABRAL CELSO L	9/1/2000	00145070000004	0014507	0000004
LOPEZ CATHERINE;LOPEZ L CASTILLO	5/27/1994	00116000001071	0011600	0001071
FITZPATRICK MICHAEL E;FITZPATRICK WIFE	5/26/1987	00093220000135	0009322	0000135
WALKER NORMA L;WALKER SAMMY M	1/8/1986	00084210000505	0008421	0000505
BEARD KENNETH JR;BEARD SHELLEY	5/9/1985	00081800000547	0008180	0000547
U S HOME CORPORATION	6/20/1984	00078650000108	0007865	0000108
C I C DEVELOPMENT INC	12/31/1900	00000000000000	0000000	0000000

VALUES

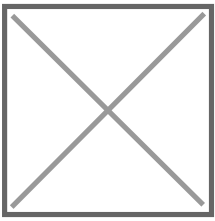
This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised ⁺
2025	\$0	\$0	\$0	\$0
2024	\$196,523	\$71,613	\$268,136	\$242,875
2023	\$225,699	\$20,000	\$245,699	\$220,795
2022	\$187,146	\$20,000	\$207,146	\$200,723
2021	\$165,755	\$20,000	\$185,755	\$182,475
2020	\$152,335	\$20,000	\$172,335	\$165,886

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.