



**Address:** [2501 PEARGROVE CIR](#)  
**City:** ARLINGTON  
**Georeference:** 14115C--18  
**Subdivision:** FOREST BROOK TOWNHOMES ADDN  
**Neighborhood Code:** A1A030A

**Latitude:** 32.7751677557  
**Longitude:** -97.0663476  
**TAD Map:** 2132-400  
**MAPSCO:** TAR-070P



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

## PROPERTY DATA

**Legal Description:** FOREST BROOK TOWNHOMES  
ADDN Lot 18 & PART OF COMMON AREA

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1988

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 06169597

**Site Name:** FOREST BROOK TOWNHOMES ADDN-18

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,350

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 1,469

**Land Acres<sup>\*</sup>:** 0.0337

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION



**Current Owner:**  
VELASQUEZ JAIME F  
**Primary Owner Address:**  
2501 PEARGROVE CIR  
ARLINGTON, TX 76006-5093

**Deed Date:** 3/31/1998  
**Deed Volume:** 0013163  
**Deed Page:** 0000350  
**Instrument:** 00131630000350

| Previous Owners               | Date      | Instrument     | Deed Volume | Deed Page |
|-------------------------------|-----------|----------------|-------------|-----------|
| PRUDENTIAL RESIDENTIAL SERV   | 3/18/1998 | 00131630000349 | 0013163     | 0000349   |
| VARGAS L CLAUDIO              | 3/20/1995 | 00119160000194 | 0011916     | 0000194   |
| DSTAR FORESTBROOK PARTNERS    | 2/11/1993 | 00109510001427 | 0010951     | 0001427   |
| LOVE FIELD NATIONAL BANK ETAL | 1/3/1989  | 00094760000387 | 0009476     | 0000387   |
| FORESTBROOK/WATAUGA JV        | 1/1/1987  | 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 <sup>+</sup> |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$0                | \$0         | \$0          | \$0                          |
| 2024 | \$176,194          | \$40,000    | \$216,194    | \$190,333                    |
| 2023 | \$177,604          | \$40,000    | \$217,604    | \$173,030                    |
| 2022 | \$164,870          | \$15,000    | \$179,870    | \$157,300                    |
| 2021 | \$145,678          | \$15,000    | \$160,678    | \$143,000                    |
| 2020 | \$115,000          | \$15,000    | \$130,000    | \$130,000                    |

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.