



Address: [414 MILTON DR](#)
City: ARLINGTON
Georeference: 25134-12-17
Subdivision: MATLOCK ESTATES ADDITION
Neighborhood Code: 1M020S

Latitude: 32.6224330383
Longitude: -97.1085490025
TAD Map: 2120-344
MAPSCO: TAR-111N



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

PROPERTY DATA

Legal Description: MATLOCK ESTATES ADDITION
Block 12 Lot 17

Jurisdictions:

- CITY OF ARLINGTON (024)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- MANSFIELD ISD (908)

State Code: A

Year Built: 2000

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 07272626

Site Name: MATLOCK ESTATES ADDITION-12-17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,237

Percent Complete: 100%

Land Sqft^{*}: 7,187

Land Acres^{*}: 0.1649

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:

PHAM LAM D
PHAM PETER NGUYEN

Primary Owner Address:

414 MILTON DR
ARLINGTON, TX 76002-4409

Deed Date: 3/23/2009

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D209085938](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|---------------------------------|-----------|----------------|-------------|-----------|
| RALSTON CHAD A | 2/26/2002 | 00000000000000 | 0000000 | 0000000 |
| RALSTON B LYNNEA;RALSTON CHAD A | 4/27/2001 | 00148770000263 | 0014877 | 0000263 |
| MERCEDES HOMES OF TEXAS INC | 1/13/2000 | 00142050000202 | 0014205 | 0000202 |
| GEHAN HOMES LTD | 1/1/1998 | 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 | \$316,341 | \$55,000 | \$371,341 | \$322,102 |
| 2023 | \$269,907 | \$55,000 | \$324,907 | \$292,820 |
| 2022 | \$271,213 | \$40,000 | \$311,213 | \$266,200 |
| 2021 | \$213,072 | \$40,000 | \$253,072 | \$242,000 |
| 2020 | \$180,000 | \$40,000 | \$220,000 | \$220,000 |

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.