

Tarrant Appraisal District Property Information | PDF Account Number: 07334079

Address: <u>301 TIOGA DR</u>

City: ARLINGTON Georeference: 7174-9-1 Subdivision: CHERRY CREEK ESTATES ADDITION Neighborhood Code: 1M070I Latitude: 32.6137226299 Longitude: -97.1142558274 TAD Map: 2114-344 MAPSCO: TAR-110V





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

PROPERTY DATA

Legal Description: CHERRY CREEK ESTATES ADDITION Block 9 Lot 1

Jurisdictions:

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

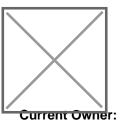
State Code: A Year Built: 2001 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 07334079 Site Name: CHERRY CREEK ESTATES ADDITION-9-1 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 2,673 Percent Complete: 100% Land Sqft^{*}: 6,141 Land Acres^{*}: 0.1409 Pool: N

+++ Rounded.

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

OWNER INFORMATION





ALIGNED INVESTMENTS LLC

Primary Owner Address: 539 W COMMERCE ST STE 2367 DALLAS, TX 75208 Deed Date: 2/5/2025 Deed Volume: Deed Page: Instrument: D225019705

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ARMSTRONG B G KING;ARMSTRONG HEATHER	5/29/2012	<u>D212149577</u>	0000000	0000000
CITIMORTAGE INC	3/30/2012	D212079824	0000000	0000000
FEDERAL NATIONAL MTG ASSN	11/2/2010	D210279181	0000000	0000000
CLARK JOSHUA	5/24/2006	D206190902	0000000	0000000
WASHINGTON MUTUAL BANK	10/4/2005	D205302263	0000000	0000000
COLEMAN MARILYN;COLEMAN ODELL	2/28/2002	00155170000180	0015517	0000180
GEHAN HOMES LTD	1/1/1999	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	\$326,973	\$60,000	\$386,973	\$386,973
2023	\$321,162	\$60,000	\$381,162	\$381,162
2022	\$278,134	\$50,000	\$328,134	\$328,134
2021	\$219,748	\$50,000	\$269,748	\$269,748
2020	\$220,797	\$50,000	\$270,797	\$270,797

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



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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.