

Account Number: 43184858

Address: 617 BENEDICT LN

City: ARLINGTON

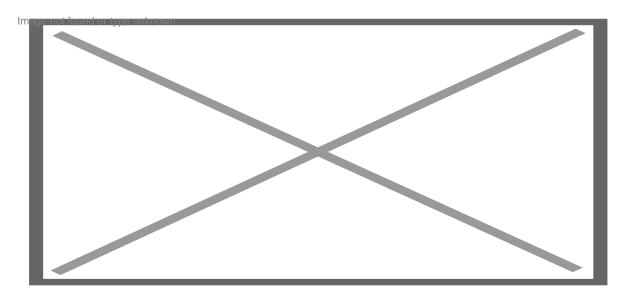
**Georeference:** 7789-13-15 Subdivision: COLONIAL ESTATES

Neighborhood Code: 1S0201

Latitude: 32.6437801678 Longitude: -97.1030252706

TAD Map: **MAPSCO:** 





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

## PROPERTY DATA

Legal Description: COLONIAL ESTATES Block 13

Lot 15 50% UNDIVIDED INTEREST

Jurisdictions:

Site Number: 00577677 CITY OF ARLINGTON (024) TARRANT COUNTY (220) Name: COLONIAL ESTATES Block 13 Lot 15 50% UNDIVIDED INTEREST

TARRANT COUNTY HOSPIPACIASS: A1 - Residential - Single Family

TARRANT COUNTY COLE 25

ARLINGTON ISD (901) Approximate Size+++: 1,042 State Code: A Percent Complete: 100%

Year Built: 1984 **Land Sqft\***: 8,238 Personal Property Accountant Acres\*: 0.1891

Agent: None Pool: N

**Protest Deadline Date:** 

5/15/2025

+++ Rounded.

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



## **OWNER INFORMATION**

Current Owner:
QUIROZ JOSE F LOPEZ
Primary Owner Address:
617 BENEDICT LN
ARLINGTON, TX 76002-2827

Deed Date: 1/1/2024 Deed Volume: Deed Page:

Instrument: D501127447

## **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	\$82,785	\$37,071	\$119,856	\$98,303
0	\$0	\$0	\$0	\$0

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **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.

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.