

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 00046493

Address: 4823 SUGAR TREE CT

**City:** ARLINGTON **Georeference:** 785-3-1

**Subdivision:** APRIL SOUND **Neighborhood Code:** 1L130T

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

# Latitude: 32.6662056994 Longitude: -97.1669396855 TAD Map: 2102-360 MAPSCO: TAR-095U

# PROPERTY DATA

Legal Description: APRIL SOUND Block 3 Lot 1

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: 5/24/2024

**Site Number:** 00046493

Site Name: APRIL SOUND-3-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,308
Percent Complete: 100%

Land Sqft\*: 8,400 Land Acres\*: 0.1928

Pool: N

+++ Rounded.

### OWNER INFORMATION

Current Owner:
MIRHOSSEINI OMID
Primary Owner Address:

2615 JANE LN

ARLINGTON, TX 76001

**Deed Date: 10/13/2021** 

Deed Volume: Deed Page:

Instrument: D221319377

08-10-2025 Page 1

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



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MIRHOSSEINI AFSHIN SHAWN;MIRHOSSEINI OMID	1/18/2019	D219011974		
NONNEMACHER RONALD;NONNEMACHER TERESA	11/27/2006	D206379392	0000000	0000000
MURPHY DONNA JEAN	4/14/2004	D204203812	0000000	0000000
METZNER LORI	8/15/1997	00128770000156	0012877	0000156
BOLAR ELAINE	4/29/1994	00115610002006	0011561	0002006
SEC OF HUD	6/29/1993	00111310000346	0011131	0000346
NATIONSBANC MTG CORP	6/1/1993	00110920000267	0011092	0000267
WEEKS LISA;WEEKS ROCKY L	10/9/1992	00108050001577	0010805	0001577
REID DEBORAH;REID RANDAL	5/3/1985	00081710000014	0008171	0000014
W & Y INC A TEXAS CORP	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. <u>Tarrant County Tax Office Account Information</u>.

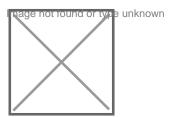
Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$169,000	\$30,000	\$199,000	\$199,000
2024	\$188,000	\$30,000	\$218,000	\$218,000
2023	\$168,000	\$30,000	\$198,000	\$198,000
2022	\$146,000	\$30,000	\$176,000	\$176,000
2021	\$92,500	\$30,000	\$122,500	\$122,500
2020	\$92,500	\$30,000	\$122,500	\$122,500

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

# **EXEMPTIONS / SPECIAL APPRAISAL**

08-10-2025 Page 2

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



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.

08-10-2025 Page 3