



**Address:** [2309 JAMES ST](#)  
**City:** ARLINGTON  
**Georeference:** 22845--31  
**Subdivision:** KNAPP & DELK ADDITION  
**Neighborhood Code:** 1C200A

**Latitude:** 32.7237053447  
**Longitude:** -97.1460614948  
**TAD Map:** 2108-384  
**MAPSCO:** TAR-082N



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** KNAPP & DELK ADDITION Lot 31

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1950

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$262,572

**Protest Deadline Date:** 5/24/2024

**Site Number:** 01511696

**Site Name:** KNAPP & DELK ADDITION-31

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,132

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 22,000

**Land Acres<sup>\*</sup>:** 0.5050

**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:**

SARKISSIAN SUSAN R

**Primary Owner Address:**

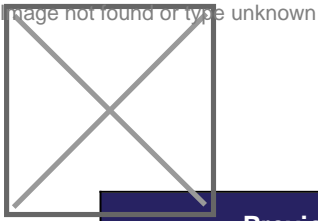
2309 JAMES ST  
ARLINGTON, TX 76013-1312

**Deed Date:** 6/29/2007

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D207231648](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MABRY MARTHA MULLINS	9/2/2005	000000000000000	0000000	0000000
MABRY MARTHA;MABRY ROY D EST	12/31/1900	00049070000593	0004907	0000593

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	\$170,572	\$92,000	\$262,572	\$180,994
2024	\$170,572	\$92,000	\$262,572	\$164,540
2023	\$158,782	\$82,000	\$240,782	\$149,582
2022	\$120,415	\$62,040	\$182,455	\$135,984
2021	\$128,245	\$55,000	\$183,245	\$123,622
2020	\$112,926	\$55,000	\$167,926	\$112,384

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.