



Address: [2601 BENT TREE LN](#)
City: ARLINGTON
Georeference: 23100-12-23
Subdivision: LAKE ARL HIGHLANDS ADDN
Neighborhood Code: 1L0702

Latitude: 32.7020115658
Longitude: -97.1868121738
TAD Map: 2096-376
MAPSCO: TAR-094D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAKE ARL HIGHLANDS ADDN
Block 12 Lot 23

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

State Code: A
Year Built: 1971
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 01523813
Site Name: LAKE ARL HIGHLANDS ADDN-12-23
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,552
Percent Complete: 100%
Land Sqft^{*}: 8,580
Land Acres^{*}: 0.1969
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:
NORMAN KARI
Primary Owner Address:
2601 BENT TREE LN
ARLINGTON, TX 76016

Deed Date: 12/12/2022
Deed Volume:
Deed Page:
Instrument: [D222286290](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NICOLAS ESUTA INVESTMENTS LLC	8/25/2022	D222214404		
FINN MARILYN	12/31/1900	000000000000000	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	\$252,420	\$57,580	\$310,000	\$310,000
2024	\$252,420	\$57,580	\$310,000	\$310,000
2023	\$244,113	\$45,000	\$289,113	\$289,113
2022	\$133,689	\$45,000	\$178,689	\$129,811
2021	\$121,035	\$45,000	\$166,035	\$118,010
2020	\$134,987	\$45,000	\$179,987	\$107,282

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.