



Address: [2602 BENT TREE LN](#)
City: ARLINGTON
Georeference: 23100-13-22
Subdivision: LAKE ARL HIGHLANDS ADDN
Neighborhood Code: 1L0702

Latitude: 32.7018150712
Longitude: -97.1873365647
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 13 Lot 22

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: 01524305

Site Name: LAKE ARL HIGHLANDS ADDN-13-22

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,255

Percent Complete: 100%

Land Sqft^{*}: 7,480

Land Acres^{*}: 0.1717

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:

KARAN JEREMIE M

KARAN CARA JO

Primary Owner Address:

2602 BENT TREE LN
ARLINGTON, TX 76016-1609

Deed Date: 8/24/2010

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D210208731](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JORDAN MICHELLE	10/23/1998	00134890000235	0013489	0000235
BROUSSARD DERRICK LEE	7/7/1995	00120270000924	0012027	0000924
BARBER JAMES F	5/24/1989	00096040000662	0009604	0000662
ADMINISTRATOR VETERAN AFFAIRS	10/14/1988	00094060001880	0009406	0001880
ANCHOR MORTGAGE SERVICES INC	10/4/1988	00094070002260	0009407	0002260
DAVIDSON SCOTT R	5/4/1983	00075020001588	0007502	0001588
RICHARD J BUSH JR	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. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised ⁺
2025	\$132,407	\$56,480	\$188,887	\$188,887
2024	\$132,407	\$56,480	\$188,887	\$188,887
2023	\$151,980	\$45,000	\$196,980	\$180,671
2022	\$119,246	\$45,000	\$164,246	\$164,246
2021	\$108,173	\$45,000	\$153,173	\$153,173
2020	\$120,974	\$45,000	\$165,974	\$150,099

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.