



**Address:** [1109 ERIC AVE](#)  
**City:** ARLINGTON  
**Georeference:** 24610-3-11  
**Subdivision:** MAGNOLIA HEIGHTS ADDITION  
**Neighborhood Code:** 1X050G

**Latitude:** 32.7472366608  
**Longitude:** -97.1222998593  
**TAD Map:** 2114-392  
**MAPSCO:** TAR-082D



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MAGNOLIA HEIGHTS  
ADDITION Block 3 Lot 11

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1958

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$208,867

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

**Site Number:** 01621289

**Site Name:** MAGNOLIA HEIGHTS ADDITION-3-11

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

**Parcels:** 1

**Approximate Size+++:** 1,128

**Percent Complete:** 100%

**Land Sqft\*** : 9,100

**Land Acres\*** : 0.2089

**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:**

FULTS ROY K  
FULTS SUSAN C

**Primary Owner Address:**

1109 ERIC AVE  
ARLINGTON, TX 76012

**Deed Date:** 9/14/2015

**Deed Volume:**

**Deed Page:**

**Instrument:** [D215251391](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PATEL MAHENDRA K	7/9/2015	<a href="#">D215168194</a>		
FULTS ROY K;FULTS SUSAN C	7/8/1994	00116480001995	0011648	0001995
GARDNER CLARENCE A	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 <sup>+</sup>
2025	\$172,467	\$36,400	\$208,867	\$198,031
2024	\$172,467	\$36,400	\$208,867	\$180,028
2023	\$144,381	\$36,400	\$180,781	\$163,662
2022	\$136,898	\$36,400	\$173,298	\$148,784
2021	\$118,865	\$36,400	\$155,265	\$135,258
2020	\$86,562	\$36,400	\$122,962	\$122,962

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.