



Address: [2106 VAN HOOK CT](#)
City: ARLINGTON
Georeference: 27623-2-6
Subdivision: MC KAMY LAKES ESTATES
Neighborhood Code: 1L070L

Latitude: 32.7110387871
Longitude: -97.1932726557
TAD Map: 2090-380
MAPSCO: TAR-080Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MC KAMY LAKES ESTATES
Block 2 Lot 6

Jurisdictions:

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

State Code: A

Year Built: 1981

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$430,222

Protest Deadline Date: 5/24/2024

Site Number: 01854003

Site Name: MC KAMY LAKES ESTATES-2-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,927

Percent Complete: 100%

Land Sqft^{*}: 11,480

Land Acres^{*}: 0.2635

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:

MORENO SARAH
MORENO PABLO

Primary Owner Address:

2106 VAN HOOK CT
ARLINGTON, TX 76013

Deed Date: 11/28/2018

Deed Volume:

Deed Page:

Instrument: [D218262614](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
T-UNIVERSAL CORP	2/7/2017	D217046725		
CROFFOLD CLAIRE LEE EST	12/31/2011	000000000000000	0000000	0000000
CROFFOLD CLAIRE;CROFFOLD JAMES	12/20/1989	00097930002249	0009793	0002249
WILSON DWIGHT;WILSON KAREN	4/28/1988	00092630000647	0009263	0000647
MERRILL LYNCH REALTY	2/27/1988	00092630000643	0009263	0000643
THACKER ANDREW C II;THACKER ANGELA	10/18/1985	00083840001724	0008384	0001724
BARNETT WILLIAM L JR	1/1/1982	00074220001382	0007422	0001382

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	\$355,222	\$75,000	\$430,222	\$401,017
2024	\$355,222	\$75,000	\$430,222	\$364,561
2023	\$330,000	\$70,000	\$400,000	\$331,419
2022	\$300,000	\$70,000	\$370,000	\$301,290
2021	\$262,747	\$70,000	\$332,747	\$273,900
2020	\$179,000	\$70,000	\$249,000	\$249,000

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.