



Address: [4209 W PLEASANT FOREST ST](#)
City: ARLINGTON
Georeference: 32625-1-9
Subdivision: PLEASANT FOREST ADDITION
Neighborhood Code: 1L030N

Latitude: 32.676656264
Longitude: -97.1472429679
TAD Map: 2108-364
MAPSCO: TAR-096N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PLEASANT FOREST ADDITION
Block 1 Lot 9

Jurisdictions:

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

State Code: A

Year Built: 1979

Personal Property Account: N/A

Agent: VANGUARD PROPERTY TAX APPEALS (12005) **Pool:** N

Protest Deadline Date: 5/24/2024

Site Number: 02224569

Site Name: PLEASANT FOREST ADDITION-1-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,128

Percent Complete: 100%

Land Sqft^{*}: 7,350

Land Acres^{*}: 0.1687

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

MIMURA MASAMUNE

Primary Owner Address:

5050 QUORUM DR STE 225
DALLAS, TX 75254

Deed Date: 9/25/2019

Deed Volume:

Deed Page:

Instrument: [D219220010](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPEN HOUSE TEXAS REALTY & INVESTMENTS LLC	6/14/2019	D219138896		
MELSER CAROL JEAN	10/27/2006	0000000000000000	0000000	0000000
MELSER CAROL;MELSER WILLIAM EST	10/25/1999	001407100000036	0014071	0000036
MELSER WILLIAM C	12/31/1900	0000000000000000	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	\$250,450	\$56,350	\$306,800	\$306,800
2024	\$250,450	\$56,350	\$306,800	\$306,800
2023	\$255,000	\$50,000	\$305,000	\$305,000
2022	\$219,799	\$50,000	\$269,799	\$269,799
2021	\$156,337	\$50,000	\$206,337	\$206,337
2020	\$164,000	\$50,000	\$214,000	\$214,000

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

There are no exemptions for this property

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.