



Address: [4221 E PLEASANT FOREST ST](#)
City: ARLINGTON
Georeference: 32625-2-23
Subdivision: PLEASANT FOREST ADDITION
Neighborhood Code: 1L030N

Latitude: 32.6756700708
Longitude: -97.1450432448
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 2 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: 1978

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$296,235

Protest Deadline Date: 5/24/2024

Site Number: 02225212

Site Name: PLEASANT FOREST ADDITION-2-23

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,860

Percent Complete: 100%

Land Sqft^{*}: 8,050

Land Acres^{*}: 0.1848

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:

NNE I ELANGWE FORMUSOH

Primary Owner Address:

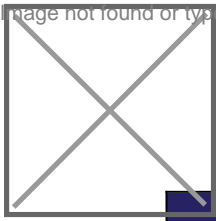
2900 ST MARIA DR
MANSFIELD, TX 76063

Deed Date: 2/28/2025

Deed Volume:

Deed Page:

Instrument: [D225035516](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCCAIN LARRY BROOKS	7/9/2011	2011-PR02049-1		
MCCAIN CELIA BROOKS	8/9/2003	000000000000000	0000000	0000000
MCCAIN DURWARD E EST	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	\$239,185	\$57,050	\$296,235	\$296,235
2024	\$239,185	\$57,050	\$296,235	\$296,235
2023	\$241,265	\$50,000	\$291,265	\$291,265
2022	\$200,000	\$50,000	\$250,000	\$250,000
2021	\$152,751	\$50,000	\$202,751	\$202,751
2020	\$171,413	\$50,000	\$221,413	\$221,413

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.