



Image not found or type unknown

Address: [4212 HUNTERS CT](#)
City: ARLINGTON
Georeference: 36775-5-12
Subdivision: RUSH SPRINGS ADDITION
Neighborhood Code: 1L010B

Latitude: 32.6758781932
Longitude: -97.1611080687
TAD Map: 2102-364
MAPSCO: TAR-095Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RUSH SPRINGS ADDITION
Block 5 Lot 12

Jurisdictions:

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

State Code: A

Year Built: 1980

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$290,832

Protest Deadline Date: 5/24/2024

Site Number: 02577704

Site Name: RUSH SPRINGS ADDITION-5-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,606

Percent Complete: 100%

Land Sqft^{*}: 8,680

Land Acres^{*}: 0.1992

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

CANON TRAVIS K
CANON LAURA

Primary Owner Address:

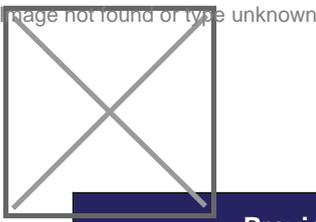
4212 HUNTERS CT
ARLINGTON, TX 76016-4802

Deed Date: 5/25/2010

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D210126736](#)



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------------------------|------------|----------------|-------------|-----------|
| FARIES DONNA J | 5/12/2006 | 00000000000000 | 0000000 | 0000000 |
| FARIES CHARLEY E EST;FARIES DONNA | 8/10/1999 | 00139640000259 | 0013964 | 0000259 |
| HINSON CINDY M;HINSON THOMAS W | 3/29/1983 | 00074800001287 | 0007480 | 0001287 |
| RAPPORT INC OF ARLINGTON | 12/31/1900 | 00074260001906 | 0007426 | 0001906 |
| BRANHAM;BRANHAM DAVID | 12/30/1900 | 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 | \$233,152 | \$57,680 | \$290,832 | \$290,832 |
| 2024 | \$233,152 | \$57,680 | \$290,832 | \$280,299 |
| 2023 | \$259,810 | \$50,000 | \$309,810 | \$254,817 |
| 2022 | \$196,596 | \$50,000 | \$246,596 | \$231,652 |
| 2021 | \$184,470 | \$40,000 | \$224,470 | \$210,593 |
| 2020 | \$163,856 | \$40,000 | \$203,856 | \$191,448 |

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.