



Address: [4000 ROCKHILL CT](#)
City: ARLINGTON
Georeference: 38517-3-54
Subdivision: SHOREWOOD HILLS ADDITION
Neighborhood Code: 1L060J

Latitude: 32.684305594
Longitude: -97.206056259
TAD Map: 2090-368
MAPSCO: TAR-094K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SHOREWOOD HILLS ADDITION
Block 3 Lot 54

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: \$257,420

Protest Deadline Date: 5/24/2024

Site Number: 02759918

Site Name: SHOREWOOD HILLS ADDITION-3-54

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,514

Percent Complete: 100%

Land Sqft^{*}: 4,738

Land Acres^{*}: 0.1087

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:

YANDELL DAVID
YANDELL SANDRA

Primary Owner Address:

4000 ROCKHILL CT
ARLINGTON, TX 76016

Deed Date: 11/26/2019

Deed Volume:

Deed Page:

Instrument: [D219274980](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
QU CAIE	6/29/2015	D215148165		
TORRES ANA M;TORRES JORGE L	9/6/2007	D207325119	0000000	0000000
ROBERTSON BETTY;ROBERTSON GEORGE E	12/31/1900	00076060000021	0007606	0000021
BAUGH BEV;BAUGH JERRY F	12/30/1900	00072630002355	0007263	0002355

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	\$219,516	\$37,904	\$257,420	\$229,864
2024	\$219,516	\$37,904	\$257,420	\$208,967
2023	\$273,612	\$50,000	\$323,612	\$189,970
2022	\$230,195	\$50,000	\$280,195	\$172,700
2021	\$112,000	\$45,000	\$157,000	\$157,000
2020	\$112,000	\$45,000	\$157,000	\$157,000

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.