



**Address:** [1521 W ARKANSAS LN](#)  
**City:** ARLINGTON  
**Georeference:** 40310--10  
**Subdivision:** STEPHENS, JOHN ADDITION  
**Neighborhood Code:** Service Station General

**Latitude:** 32.7069653417  
**Longitude:** -97.1317087489  
**TAD Map:** 2108-376  
**MAPSCO:** TAR-082X



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** STEPHENS, JOHN ADDITION  
Lot 10

**Jurisdictions:**

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

**State Code:** F1

**Year Built:** 1978

**Personal Property Account:** [14249826](#)

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$428,126

**Protest Deadline Date:** 5/31/2024

**Site Number:** 80209068

**Site Name:** PHILLIPS 66 FOOD MART

**Site Class:** SSMiniMart - Svc Station-Mini Mart with Fuel

**Parcels:** 1

**Primary Building Name:** PHILLIPS 66 FOODMART / 02955903

**Primary Building Type:** Commercial

**Gross Building Area<sup>+++</sup>:** 2,450

**Net Leasable Area<sup>+++</sup>:** 2,450

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 17,920

**Land Acres<sup>\*</sup>:** 0.4113

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

ARLINGTON FIELDER GROUP LLC

**Primary Owner Address:**

8313 FOOTHILL DR  
PLANO, TX 75024-6864

**Deed Date:** 6/26/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224113880](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
AFS INVESTMENTS LLC	8/7/2014	<a href="#">D214177787</a>		
NHS INVESTMENTS INC	4/6/2000	00142980000622	0014298	0000622
KARIM AMEENA;KARIM MOHAMMAD H	6/30/1999	00139160000323	0013916	0000323
SOUTHLAND CORP #20142	12/31/1900	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 <sup>+</sup>
2025	\$320,606	\$107,520	\$428,126	\$428,126
2024	\$274,815	\$107,520	\$382,335	\$382,335
2023	\$271,795	\$107,520	\$379,315	\$379,315
2022	\$203,049	\$107,520	\$310,569	\$310,569
2021	\$195,328	\$107,520	\$302,848	\$302,848
2020	\$197,405	\$107,520	\$304,925	\$304,925

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.