



**Address:** [302 SUNSET CT](#)  
**City:** ARLINGTON  
**Georeference:** 40710-2-18  
**Subdivision:** SUMMIT GROVE ADDITION  
**Neighborhood Code:** 1C200I

**Latitude:** 32.7340451409  
**Longitude:** -97.125405541  
**TAD Map:** 2114-388  
**MAPSCO:** TAR-082L



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SUMMIT GROVE ADDITION  
Block 2 Lot 18

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1957

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$375,028

**Protest Deadline Date:** 5/24/2024

**Site Number:** 03016064

**Site Name:** SUMMIT GROVE ADDITION-2-18

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,313

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 19,350

**Land Acres<sup>\*</sup>:** 0.4442

**Pool:** Y

<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:**

VAN METER CHRIS  
VAN METER KIMBERLY

**Primary Owner Address:**

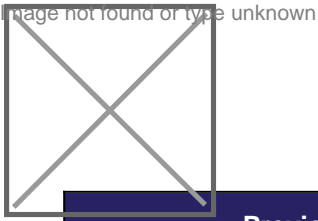
302 SUNSET CT  
ARLINGTON, TX 76013-1766

**Deed Date:** 5/29/2001

**Deed Volume:** 0014922

**Deed Page:** 0000171

**Instrument:** 00149220000171



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHEN CHENG-I;CHEN KUANG-YU TU	3/30/1990	00098870001812	0009887	0001812
LANKFORD REBECCA A;LANKFORD TONY	12/31/1900	00070200000179	0007020	0000179

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	\$285,678	\$89,350	\$375,028	\$374,502
2024	\$285,678	\$89,350	\$375,028	\$340,456
2023	\$296,667	\$79,350	\$376,017	\$309,505
2022	\$221,964	\$59,404	\$281,368	\$281,368
2021	\$197,472	\$72,562	\$270,034	\$260,662
2020	\$183,192	\$72,562	\$255,754	\$236,965

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.