

Tarrant Appraisal District

Property Information | PDF

Account Number: 05447054

Address: 4408 TIMBER RUN DR

City: ARLINGTON

Georeference: 42183H-3-11

Subdivision: TIMBER RUN ESTATES ADDITION

Neighborhood Code: 1L120C

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

PROPERTY DATA

Legal Description: TIMBER RUN ESTATES

ADDITION Block 3 Lot 11

Jurisdictions:

Site Number: 05447054 CITY OF ARLINGTON (024) Site Name: TIMBER RUN ESTATES ADDITION-3-11 **TARRANT COUNTY (220)**

Agent: VANGUARD PROPERTY TAX APPEALS (12095b): N

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

KENNEDALE ISD (914)

State Code: A

Year Built: 1986

Personal Property Account: N/A

Protest Deadline Date: 5/24/2024

+++ Rounded.

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

Parcels: 1

OWNER INFORMATION

Current Owner: IZUMI ATSUHIKO

Primary Owner Address: 5050 QUORUM DR SUITE 225

DALLAS, TX 75254

Deed Date: 10/27/2022

Site Class: A1 - Residential - Single Family

Approximate Size+++: 1,540

Percent Complete: 100%

Land Sqft*: 6,315

Land Acres*: 0.1449

Latitude: 32.6432911491

TAD Map: 2096-352 MAPSCO: TAR-109E

Longitude: -97.1783846361

Deed Volume: Deed Page:

Instrument: D222258406

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Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPEN HOUSE TEXAS REALTY & INVESMENTS LLC	3/25/2022	D222080926		
HODGES SHERRI B	11/5/2015	D215255523		
HODGES SHERRI B	3/27/2014	D214078903	0000000	0000000
KIRKSEY SHERRI L	1/28/1998	00130690000328	0013069	0000328
BULLARD NELL	5/15/1997	00127960000582	0012796	0000582
LAMORGESE F A;LAMORGESE FRANCES M	11/25/1992	00108610002408	0010861	0002408
NEALY DONNA R;NEALY ROGER P	7/28/1989	00096640000218	0009664	0000218
MERIDIAN SAVINGS ASSN	12/6/1988	00094730000752	0009473	0000752
GRAVES DIXIE K;GRAVES VALARIE K	8/28/1987	00090560001107	0009056	0001107
MERIDIAN BLDG CONSTR CORP	9/17/1985	00083110000915	0008311	0000915
MERIDIAN SAVINGS ASSN	8/22/1984	00079290000265	0007929	0000265
BUD FOREMAN INC	1/1/1984	00000000000000	0000000	0000000

VALUES

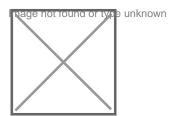
This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. Tarrant County Tax Office Account Information.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$189,480	\$50,520	\$240,000	\$240,000
2024	\$189,480	\$50,520	\$240,000	\$240,000
2023	\$210,000	\$40,000	\$250,000	\$250,000
2022	\$156,433	\$40,000	\$196,433	\$182,050
2021	\$125,500	\$40,000	\$165,500	\$165,500
2020	\$125,500	\$40,000	\$165,500	\$157,324

 $\label{property} \ \ \text{Pending indicates that the property record has not yet been completed for the indicated tax year.}$

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⁺ 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.

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