



Address: [2248 MERRITT WAY](#)
City: ARLINGTON
Georeference: 20782M-2-28
Subdivision: HUNTER POINTE ADDITION
Neighborhood Code: 1S0201

Latitude: 32.6453340312
Longitude: -97.0680986461
TAD Map: 2132-356
MAPSCO: TAR-112A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HUNTER POINTE ADDITION
Block 2 Lot 28

Jurisdictions:

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

State Code: A

Year Built: 1998

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06857116

Site Name: HUNTER POINTE ADDITION-2-28

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,379

Percent Complete: 100%

Land Sqft^{*}: 7,971

Land Acres^{*}: 0.1829

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:

MUBARK ESHAK
SHOKRALLAH SHIREEN

Primary Owner Address:

2248 MERRITT WAY
ARLINGTON, TX 76018

Deed Date: 4/7/2023

Deed Volume:

Deed Page:

Instrument: [D223059806](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRAN HENRY PHI	7/15/2004	D204224284	0000000	0000000
MONJE JOE L	3/27/1998	00131440000392	0013144	0000392
SOVEREIGN TEXAS HOMES LTD	11/13/1997	00129830000485	0012983	0000485
NATHAN A WATSON CO	1/1/1995	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	\$228,261	\$71,739	\$300,000	\$300,000
2024	\$243,261	\$71,739	\$315,000	\$315,000
2023	\$333,824	\$50,000	\$383,824	\$383,824
2022	\$223,130	\$50,000	\$273,130	\$273,130
2021	\$215,405	\$50,000	\$265,405	\$265,405
2020	\$180,000	\$50,000	\$230,000	\$230,000

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.