

Tarrant Appraisal District

Property Information | PDF

Account Number: 06929311

Address: 5108 WATERVIEW DR

City: ARLINGTON

Georeference: 7080-1-32R

Subdivision: CHAPPARAL VALLEY

Neighborhood Code: 1L070A

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

## PROPERTY DATA

Legal Description: CHAPPARAL VALLEY Block 1

Lot 32R

**Jurisdictions:** 

CITY OF ARLINGTON (024) TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

ARLINGTON ISD (901)

State Code: A Year Built: 2021

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06929311

Latitude: 32.6968149033

**TAD Map:** 2096-372 **MAPSCO:** TAR-095A

Longitude: -97.1852010808

**Site Name:** CHAPPARAL VALLEY-1-32R **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,431
Percent Complete: 100%

Land Sqft\*: 18,739 Land Acres\*: 0.4301

Pool: N

+++ Rounded.

## **OWNER INFORMATION**

5108 WATERVIEW DR

Current Owner:

KAWASMI ESSAM

Primary Owner Address:

Deed Date: 7/1/2020

Deed Volume:

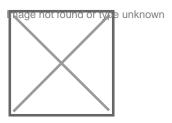
Deed Page:

ARLINGTON, TX 76016 Instrument: D220158604

Previous Owners	Date	Instrument	Deed Volume	Deed Page
EBH INVESTMENTS LLC	6/8/2020	D220132280		
LE HONG;LE QUYEN HUU	9/3/2004	D204294304	0000000	0000000
PHAM ANTHONY;PHAM KHANH	1/1/1996	00000000000000	0000000	0000000

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



**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	\$293,800	\$75,000	\$368,800	\$368,800
2024	\$293,800	\$75,000	\$368,800	\$368,800
2023	\$318,188	\$75,000	\$393,188	\$393,188
2022	\$308,370	\$55,000	\$363,370	\$363,370
2021	\$3,357	\$32,265	\$35,622	\$35,622
2020	\$3,357	\$32,265	\$35,622	\$35,622

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **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.

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.