



Address: [2116 MERRITT WAY](#)
City: ARLINGTON
Georeference: 20782M-3-16
Subdivision: HUNTER POINTE ADDITION
Neighborhood Code: 1S0201

Latitude: 32.6440348644
Longitude: -97.0726549385
TAD Map: 2126-352
MAPSCO: TAR-112A



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

PROPERTY DATA

Legal Description: HUNTER POINTE ADDITION
Block 3 Lot 16

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

Notice Sent Date: 4/15/2025

Notice Value: \$345,881

Protest Deadline Date: 5/24/2024

Site Number: 07112971

Site Name: HUNTER POINTE ADDITION-3-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,142

Percent Complete: 100%

Land Sqft^{*}: 7,187

Land Acres^{*}: 0.1649

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:

X VU THO

Primary Owner Address:

2116 MERRITT WAY
ARLINGTON, TX 76018

Deed Date: 3/26/2018

Deed Volume:

Deed Page:

Instrument: [D218070654](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
VU BICH-VAN T PHAN;VU THO X	8/6/2010	D210196503	0000000	0000000
MILLER ANGELA MATERNE;MILLER CLAY	6/6/2003	00168100000138	0016810	0000138
FIELDS KERI JO	10/31/2002	00161110000021	0016111	0000021
NEIGHBORHOOD PARTNERS OF TX	5/20/2002	00156900000312	0015690	0000312
CAL MAT PROPERITES INC	4/27/2002	00156430000303	0015643	0000303
P H & W PARTNERS INC	4/26/2002	00156430000302	0015643	0000302
SOVEREIGN HOMES CORP	9/28/2001	00151860000500	0015186	0000500
WEIDNER LARRY DEE	7/24/1998	00133350000283	0013335	0000283
SOVEREIGN TEXAS HOMES LTD	2/19/1998	00130890000323	0013089	0000323
NATHAN A WATSON CO	1/1/1997	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	\$281,198	\$64,683	\$345,881	\$345,881
2024	\$281,198	\$64,683	\$345,881	\$339,742
2023	\$323,263	\$50,000	\$373,263	\$308,856
2022	\$231,396	\$50,000	\$281,396	\$280,778
2021	\$209,047	\$50,000	\$259,047	\$255,253
2020	\$182,048	\$50,000	\$232,048	\$232,048

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)

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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.