



Address: [2241 SOPHIE LN](#)
City: ARLINGTON
Georeference: 38329-2-27
Subdivision: SHEPHERD'S GLEN SUBDIVISION
Neighborhood Code: 1S010B

Latitude: 32.7080066477
Longitude: -97.0756272697
TAD Map: 2126-376
MAPSCO: TAR-084W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SHEPHERD'S GLEN
SUBDIVISION Block 2 Lot 27

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

State Code: A
Year Built: 2001
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$365,000
Protest Deadline Date: 5/24/2024

Site Number: 07293860
Site Name: SHEPHERD'S GLEN SUBDIVISION-2-27
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,156
Percent Complete: 100%
Land Sqft^{*}: 7,571
Land Acres^{*}: 0.1738
Pool: Y

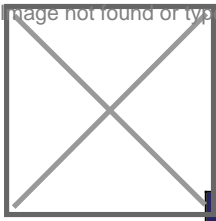
⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
KOHNIC AMEL
KOHNIC SANIYA
Primary Owner Address:
2241 SOPHIE LN
ARLINGTON, TX 76010-6798

Deed Date: 3/28/2003
Deed Volume: 0016547
Deed Page: 0000019
Instrument: 00165470000019



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SUMEER HOMES INC	2/28/2001	00147610000415	0014761	0000415
B A K LTD	1/1/1999	000000000000000	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	\$275,861	\$68,139	\$344,000	\$333,605
2024	\$296,861	\$68,139	\$365,000	\$303,277
2023	\$308,000	\$20,000	\$328,000	\$275,706
2022	\$230,642	\$20,000	\$250,642	\$250,642
2021	\$231,676	\$20,000	\$251,676	\$251,676
2020	\$232,710	\$20,000	\$252,710	\$238,403

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.