



**Address:** [4306 FOX CT](#)  
**City:** ARLINGTON  
**Georeference:** 14678F-3-19  
**Subdivision:** FOX RUN ADDITION-ARLINGTON  
**Neighborhood Code:** 1M200F

**Latitude:** 32.6191359443  
**Longitude:** -97.1739098186  
**TAD Map:** 2096-344  
**MAPSCO:** TAR-109P



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** FOX RUN ADDITION-  
ARLINGTON Block 3 Lot 19

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
MANSFIELD ISD (908)

**State Code:** A

**Year Built:** 2003

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$401,965

**Protest Deadline Date:** 5/24/2024

**Site Number:** 07361955

**Site Name:** FOX RUN ADDITION-ARLINGTON-3-19

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,377

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,928

**Land Acres<sup>\*</sup>:** 0.1820

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

SUTTER RONALD D  
SUTTER JANIE P

**Primary Owner Address:**

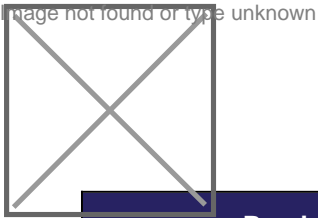
4306 FOX CT  
ARLINGTON, TX 76001-2914

**Deed Date:** 5/16/2003

**Deed Volume:** 0016733

**Deed Page:** 0000148

**Instrument:** 00167330000148



Previous Owners	Date	Instrument	Deed Volume	Deed Page
STEVE HAWKINS CUSTOM HOMES LTD	12/27/2002	00163000000239	0016300	0000239
FOX RUN PARTNERS	1/1/1999	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 <sup>+</sup>
2025	\$341,965	\$60,000	\$401,965	\$387,286
2024	\$341,965	\$60,000	\$401,965	\$352,078
2023	\$327,812	\$60,000	\$387,812	\$320,071
2022	\$240,974	\$50,000	\$290,974	\$290,974
2021	\$242,118	\$50,000	\$292,118	\$281,058
2020	\$205,507	\$50,000	\$255,507	\$255,507

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.