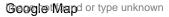


Tarrant Appraisal District Property Information | PDF Account Number: 07604297

Address: 4020 COTTAGE PARK CT

City: ARLINGTON Georeference: 8411-1-6B Subdivision: COTTAGES ON THE PARK ADDITION Neighborhood Code: A1A020V Latitude: 32.710709228 Longitude: -97.1698735136 TAD Map: 2096-376 MAPSCO: TAR-081X



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

PROPERTY DATA

Legal Description: COTTAGES ON THE PARK ADDITION Block 1 Lot 6B 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: \$269,180 Protest Deadline Date: 5/15/2025

Site Number: 07604297 Site Name: COTTAGES ON THE PARK ADDITION-1-6B Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 1,380 Percent Complete: 100% Land Sqft^{*}: 3,005 Land Acres^{*}: 0.0690 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: MARINE ADELE R Primary Owner Address: 4020 COTTAGE PARK CT ARLINGTON, TX 76013-8087 Deed Date: 1/5/2009 Deed Volume: 0000000 Deed Page: 0000000 Instrument: D209011345



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|------------------------------|------------|---|-------------|-----------|
| DEUSCHE BANK NATL TRUST CO | 8/6/2008 | D209314035 | 000000 | 0000000 |
| NDEDA MARTIN | 2/1/2006 | D206038741 | 0000000 | 0000000 |
| DEUTSCHE BANK NATIONAL TR CO | 12/7/2005 | D205377280 | 0000000 | 0000000 |
| PHAM ANH | 12/7/2005 | D205368583 | 0000000 | 0000000 |
| MORTGAGE ELECTRONIC REG SYS | 9/6/2005 | D205271949 | 0000000 | 0000000 |
| LEE MARLA D | 10/7/2004 | D204325441 | 0000000 | 0000000 |
| COOPER SHARON C | 10/29/2001 | 00152590000156 | 0015259 | 0000156 |
| GIOVANNI HOMES CORP | 1/1/2000 | 000000000000000000000000000000000000000 | 000000 | 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 | \$219,180 | \$50,000 | \$269,180 | \$251,076 |
| 2024 | \$219,180 | \$50,000 | \$269,180 | \$228,251 |
| 2023 | \$248,890 | \$15,000 | \$263,890 | \$207,501 |
| 2022 | \$200,739 | \$15,000 | \$215,739 | \$188,637 |
| 2021 | \$181,040 | \$15,000 | \$196,040 | \$171,488 |
| 2020 | \$152,840 | \$15,000 | \$167,840 | \$155,898 |

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.