



**Address:** [809 BIGFORK DR](#)  
**City:** ARLINGTON  
**Georeference:** 39335-11-10  
**Subdivision:** SOUTH COOPER ESTATES ADDITION  
**Neighborhood Code:** 1M020B

**Latitude:** 32.616036617  
**Longitude:** -97.1218276444  
**TAD Map:** 2114-344  
**MAPSCO:** TAR-110V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SOUTH COOPER ESTATES  
ADDITION Block 11 Lot 10

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2001

**Personal Property Account:** N/A

**Agent:** OWNWELL INC (12140)

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

**Site Number:** 07605862

**Site Name:** SOUTH COOPER ESTATES ADDITION-11-10

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,487

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,187

**Land Acres<sup>\*</sup>:** 0.1649

**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:**

HPA TEXAS SUB 2016-2 ML LLC

**Primary Owner Address:**

120 S RIVERSIDE PLZ STE 2000  
CHICAGO, IL 60606

**Deed Date:** 12/21/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217003922](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HP TEXAS I LLC	8/9/2016	<a href="#">D216182312</a>		
NORTHCUTT JAMES W	4/20/2001	00148510000077	0014851	0000077
CENTEX HOMES	1/1/2000	00000000000000	0000000	0000000



## VALUES

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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	\$153,571	\$50,000	\$203,571	\$203,571
2024	\$178,000	\$50,000	\$228,000	\$228,000
2023	\$226,448	\$50,000	\$276,448	\$276,448
2022	\$188,684	\$40,000	\$228,684	\$228,684
2021	\$150,000	\$40,000	\$190,000	\$190,000
2020	\$115,262	\$40,000	\$155,262	\$155,262

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

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There are no exemptions for this property

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.