



Address: [4303 FALCON PERCH CIR](#)
City: ARLINGTON
Georeference: 2411J-7-19
Subdivision: BENT OAKS ESTATES ADDITION
Neighborhood Code: 1L120D

Latitude: 32.6376147156
Longitude: -97.1767803119
TAD Map: 2096-352
MAPSCO: TAR-109F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BENT OAKS ESTATES
ADDITION Block 7 Lot 19

Jurisdictions:
CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KENNEDALE ISD (914)

State Code: A
Year Built: 2002
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 07623836
Site Name: BENT OAKS ESTATES ADDITION-7-19
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,402
Percent Complete: 100%
Land Sqft^{*}: 5,009
Land Acres^{*}: 0.1149
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:
GULLETT ARIKA B
Primary Owner Address:
4303 FALCON PERCH CIR
ARLINGTON, TX 76001-7635

Deed Date: 8/29/2008
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D208342500](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BARTON ANDREW R;BARTON JULIE	3/7/2002	00155400000321	0015540	0000321
HISTORY MAKER HOMES LLC	12/11/2001	00154210000125	0015421	0000125
V L S PARTNERS	1/1/2000	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	\$193,973	\$40,072	\$234,045	\$234,045
2024	\$193,973	\$40,072	\$234,045	\$234,045
2023	\$217,644	\$50,000	\$267,644	\$236,224
2022	\$177,568	\$50,000	\$227,568	\$214,749
2021	\$151,635	\$45,000	\$196,635	\$195,226
2020	\$140,825	\$45,000	\$185,825	\$177,478

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

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.