



**Address:** [2802 CANONGATE DR](#)  
**City:** ARLINGTON  
**Georeference:** 25020--22  
**Subdivision:** MASK, W ADDITION  
**Neighborhood Code:** 1L030A

**Latitude:** 32.6990963879  
**Longitude:** -97.1361476681  
**TAD Map:** 2108-372  
**MAPSCO:** TAR-096B



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MASK, W ADDITION Lot 22

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2003

**Personal Property Account:** N/A

**Agent:** PEYCO SOUTHWEST REALTY INC (00506)

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

**Notice Value:** \$382,592

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

**Site Number:** 40014606

**Site Name:** MASK, W ADDITION-22

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,785

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,018

**Land Acres<sup>\*</sup>:** 0.2300

**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:**

PENA LEONARDO DANIEL  
OLIVAS YESENIA

**Primary Owner Address:**

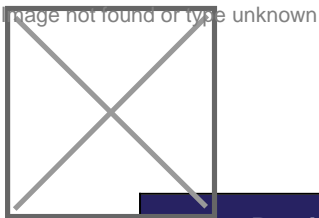
2802 CANONGATE DR  
ARLINGTON, TX 76015

**Deed Date:** 9/12/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224163476](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WANG LI	8/4/2017	<a href="#">D217181601</a>		
SYPIEN ANDREW;SYPIEN VICKI	2/21/2003	00164380000380	0016438	0000380
BRONSON MARYHELEN	1/1/2002	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	\$307,592	\$75,000	\$382,592	\$382,592
2024	\$307,592	\$75,000	\$382,592	\$382,592
2023	\$333,029	\$75,000	\$408,029	\$369,775
2022	\$281,159	\$55,000	\$336,159	\$336,159
2021	\$233,394	\$17,250	\$250,644	\$250,644
2020	\$210,699	\$17,250	\$227,949	\$227,949

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.