



Address: [2902 SUNSET HILLS CT](#)
City: ARLINGTON
Georeference: 40891-1-2
Subdivision: SUNSET HILLS - ARLINGTON
Neighborhood Code: 1X010D

Latitude: 32.7411785442
Longitude: -97.1549860752
TAD Map: 2102-388
MAPSCO: TAR-081H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUNSET HILLS - ARLINGTON
Block 1 Lot 2

Jurisdictions:

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

State Code: A

Year Built: 2005

Personal Property Account: N/A

Agent: SOUTHLAND PROPERTY TAX CONSULTANTS INC (601344)

Notice Sent Date: 4/15/2025

Notice Value: \$560,000

Protest Deadline Date: 5/24/2024

Site Number: 40507475

Site Name: SUNSET HILLS - ARLINGTON-1-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 3,398

Percent Complete: 100%

Land Sqft*: 12,763

Land Acres*: 0.2930

+++ Rounded.

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

OWNER INFORMATION

Current Owner:

IJAZ & SADIA HAQ FAMILY TRUST

Primary Owner Address:

2902 SUNSET HILLS CT
ARLINGTON, TX 76012

Deed Date: 9/8/2023

Deed Volume:

Deed Page:

Instrument: [D223192562](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HAQ IJAZ UI;HAQ SADIA	5/19/2008	D208197294	0000000	0000000
LASALLE BANK NATIONAL ASSOC	3/4/2008	D208080518	0000000	0000000
JOHNSON JALIE	3/31/2006	D206134889	0000000	0000000
PIRAS VINCENT J	8/15/2005	D205251132	0000000	0000000
GIOVANNI HOMES CORP	1/1/2004	000000000000000	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	\$400,000	\$115,000	\$515,000	\$515,000
2024	\$445,000	\$115,000	\$560,000	\$505,780
2023	\$435,000	\$115,000	\$550,000	\$459,800
2022	\$364,868	\$115,000	\$479,868	\$418,000
2021	\$305,000	\$75,000	\$380,000	\$380,000
2020	\$305,000	\$75,000	\$380,000	\$380,000

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.