



Address: [1009 ROSITA ST](#)
City: ARLINGTON
Georeference: 23043D-3-26
Subdivision: LA FRONTERA SOUTH
Neighborhood Code: 1M070F

Latitude: 32.6121142098
Longitude: -97.0934327263
TAD Map: 2120-344
MAPSCO: TAR-111U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LA FRONTERA SOUTH Block 3
Lot 26

Jurisdictions:

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

State Code: A

Year Built: 2008

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$324,795

Protest Deadline Date: 5/24/2024

Site Number: 40979377

Site Name: LA FRONTERA SOUTH-3-26

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,744

Percent Complete: 100%

Land Sqft^{*}: 9,309

Land Acres^{*}: 0.2137

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:

NGUYEN VAN HIEU

DANG LISA

NGUYEN HOANG GIANG

Primary Owner Address:

1009 ROSITA ST

ARLINGTON, TX 76002

Deed Date: 5/24/2024

Deed Volume:

Deed Page:

Instrument: [D224095662](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|------------------------------------|-----------|----------------------------|-------------|-----------|
| GARCIA EUSEBIA;LOZANO MELISSA ANNE | 8/1/2022 | D222191933 | | |
| GARCIA EUSEBIA | 1/10/2017 | D224095660 | | |
| GARCIA EUSEBIA;GARCIA JOHNNIE | 10/3/2008 | D208385360 | 0000000 | 0000000 |
| PULTE HOMES OF TEXAS LP | 1/1/2006 | 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 | \$269,795 | \$55,000 | \$324,795 | \$324,795 |
| 2024 | \$269,795 | \$55,000 | \$324,795 | \$324,795 |
| 2023 | \$284,708 | \$55,000 | \$339,708 | \$339,708 |
| 2022 | \$247,834 | \$30,000 | \$277,834 | \$267,914 |
| 2021 | \$213,558 | \$30,000 | \$243,558 | \$243,558 |
| 2020 | \$196,749 | \$30,000 | \$226,749 | \$226,749 |

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.