



**Address:** [8217 SAN JOSE ST](#)  
**City:** ARLINGTON  
**Georeference:** 23043D-4-10  
**Subdivision:** LA FRONTERA SOUTH  
**Neighborhood Code:** 1M070F

**Latitude:** 32.6107310889  
**Longitude:** -97.0946684539  
**TAD Map:** 2120-340  
**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 4  
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:** 2006  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 40979482  
**Site Name:** LA FRONTERA SOUTH-4-10  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size+++:** 1,883  
**Percent Complete:** 100%  
**Land Sqft\*:** 7,271  
**Land Acres\*:** 0.1669  
**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:**  
BO YUAN LLC  
**Primary Owner Address:**  
2060 N COLLINS BLVD STE 118  
RICHARDSON, TX 75080

**Deed Date:** 5/7/2021  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D221130023](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MOLINA JOSE O;MOLINA SONIA N	1/18/2007	<a href="#">D207026308</a>	0000000	0000000
PULTE HOMES OF TEXAS LP	1/1/2006	0000000000000000	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	\$287,010	\$55,000	\$342,010	\$342,010
2024	\$287,010	\$55,000	\$342,010	\$342,010
2023	\$302,938	\$55,000	\$357,938	\$357,938
2022	\$263,584	\$30,000	\$293,584	\$293,584
2021	\$226,998	\$30,000	\$256,998	\$256,998
2020	\$209,059	\$30,000	\$239,059	\$239,059

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.