



**Address:** [3900 SUNSET LN](#)  
**City:** DALWORTHINGTON GARDENS  
**Georeference:** 315--1R2  
**Subdivision:** ALLEN ADDITION-DALWTH GDNS  
**Neighborhood Code:** 1L080I

**Latitude:** 32.6961843379  
**Longitude:** -97.166093632  
**TAD Map:** 2102-372  
**MAPSCO:** TAR-095C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ALLEN ADDITION-DALWTH  
GDNS Lot 1R2

**Jurisdictions:**  
DALWORTHINGTON GARDENS (007)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
ARLINGTON ISD (901)

**State Code:** A  
**Year Built:** 2010  
**Personal Property Account:** N/A  
**Agent:** None  
**Notice Sent Date:** 5/1/2025  
**Notice Value:** \$1,005,059  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 41381440  
**Site Name:** ALLEN ADDITION-DALWTH GDNS-1R2  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 3,637  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 57,111  
**Land Acres<sup>\*</sup>:** 1.3111  
**Pool:** Y

<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:**  
DUNCAN DEBRA A  
JORDAN RANDY R  
**Primary Owner Address:**  
3900 SUNSET LN  
ARLINGTON, TX 76016

**Deed Date:** 2/2/2016  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D216022732](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALLEN BILLY;ALLEN CATHY	1/1/2008	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	\$811,727	\$193,332	\$1,005,059	\$983,582
2024	\$811,727	\$193,332	\$1,005,059	\$894,165
2023	\$664,794	\$193,332	\$858,126	\$812,877
2022	\$565,647	\$173,332	\$738,979	\$738,979
2021	\$601,554	\$173,332	\$774,886	\$774,886
2020	\$580,455	\$173,332	\$753,787	\$753,787

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.