



Address: [5109 SANTA ROSA DR](#)
City: ARLINGTON
Georeference: 25723-2-6
Subdivision: MELIA RANCH
Neighborhood Code: 1L110H

Latitude: 32.6328211583
Longitude: -97.1910409381
TAD Map:
MAPSCO: TAR-108M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MELIA RANCH Block 2 Lot 6
PER PLAT D214012027

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KENNE DALE ISD (914)

State Code: A

Year Built: 2016

Personal Property Account: N/A

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$437,028

Protest Deadline Date: 5/24/2024

Site Number: 141703839

Site Name: MELIA RANCH Block 2 Lot 6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,732

Percent Complete: 100%

Land Sqft^{*}: 11,239

Land Acres^{*}: 0.2580

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:

TOM EDDIE JU
PHAM LINH THI THUY

Primary Owner Address:

5109 SANTA ROSA DR
KENNE DALE, TX 76060

Deed Date: 12/30/2016

Deed Volume:

Deed Page:

Instrument: [D217000933](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HMH LIFESTYLES LP	8/7/2015	D215181201		
MELIA RANCH DEVELOPMENT LLC	1/1/2014	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	\$362,028	\$75,000	\$437,028	\$437,028
2024	\$362,028	\$75,000	\$437,028	\$432,575
2023	\$353,633	\$80,000	\$433,633	\$393,250
2022	\$302,570	\$80,000	\$382,570	\$357,500
2021	\$255,000	\$70,000	\$325,000	\$325,000
2020	\$255,000	\$70,000	\$325,000	\$325,000

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)
- DISABLED VET 100 PCT 11.131
- DISABLED VET 70 to 99 PCT 11.22

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.