



# Tarrant Appraisal District Property Information | PDF Account Number: 42509660

### Address: 2250 E ARBROOK BLVD

City: ARLINGTON Georeference: 31524-1-9 Subdivision: PARK 20/360 Neighborhood Code: WH-South Arlington/Mansfield General

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

# PROPERTY DATA

Legal Description: PARK 20/360 Block 1 Lot 9 Jurisdictions: Site Number: 800042039 CITY OF ARLINGTON (024) Site Name: VACANT LAND COMMERCIAL **TARRANT COUNTY (220)** Site Class: LandVacantComm - Vacant Land -Commercial **TARRANT COUNTY HOSPITAL (224)** Parcels: 2 **TARRANT COUNTY COLLEGE (225)** ARLINGTON ISD (901) **Primary Building Name:** State Code: C1C Primary Building Type: Year Built: 0 Gross Building Area<sup>+++</sup>: 0 Personal Property Account: N/A Net Leasable Area+++: 0 Agent: MERITAX ADVISORS LLC (00604) Percent Complete: 0% Notice Sent Date: 4/15/2025 Land Sqft\*: 289,983 Notice Value: \$433,222 Land Acres : 6.6570 Protest Deadline Date: 5/31/2024 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: HART ARLINGTON TX LLC

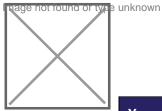
Primary Owner Address: 191 N WACKER DR SUITE 2500 CHICAGO, IL 60606 Deed Date: 12/11/2019 Deed Volume: Deed Page: Instrument: D219285475

# 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. <u>Tarrant County Tax Office Account Information</u>.

Latitude: 32.6822103465 Longitude: -97.0717904591 TAD Map: 2132-368 MAPSCO: TAR-098K





| Year | Improvement Market | Land Market | Total Market | Total Appraised |
|------|--------------------|-------------|--------------|-----------------|
| 2025 | \$0                | \$433,222   | \$433,222    | \$433,222       |
| 2024 | \$0                | \$433,222   | \$433,222    | \$433,222       |
| 2023 | \$0                | \$433,222   | \$433,222    | \$433,222       |
| 2022 | \$0                | \$433,222   | \$433,222    | \$433,222       |
| 2021 | \$0                | \$433,222   | \$433,222    | \$433,222       |
| 2020 | \$0                | \$433,222   | \$433,222    | \$433,222       |

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.