



LOCATION

Address:
City:
Georeference: 39553-10-60
Subdivision: SOUTH POINTE ADDITION
Neighborhood Code: 1M020K

Latitude: 32.6140583844
Longitude: -97.1245577011
TAD Map: 2114-344
MAPSCO: TAR-110U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SOUTH POINTE ADDITION
Block 10 Lot 60 33.33% UNDIVIDED INTEREST

Jurisdictions: **Site Number:** 07222998
CITY OF ARLINGTON (024)
Site Name: SOUTH POINTE ADDITION Block 10 Lot 60 33.33% UNDIVIDED INTEREST
TARRANT COUNTY (220)
Site Class: A1 Residential - Single Family
TARRANT COUNTY HOSPITAL (224)
Parcels: 2
TARRANT COUNTY COLLEGE (225)
Approximate Size+++: 3,221
MANSFIELD ISD (000)
State Code: A **Percent Complete:** 100%
Year Built: 1999 **Land Sqft*:** 7,884
Personal Property Accounts: N/A
Land Acres: 0.1809
Agent: None **Pool:** N
Protest Deadline
Date: 5/15/2025

+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
YANAS BRITTNEY
CULPEPPER NORA
YANAS ROBERT
Primary Owner Address:
8111 TIN CUP DR
ARLINGTON, TX 76001

Deed Date: 11/21/2024
Deed Volume:
Deed Page:
Instrument: [D224211613](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JORDAN JAN H;JORDAN PAMELA A	1/1/2014	D208219733		
JORDAN CYNTHIA JORDAN	1/1/2014	D2000094214		
JORDAN JAN H;JORDAN JOEL	1/1/2014	2008-SE00076-1		
JORDAN CYNTHIA JORDAN;JORDAN JAN H	4/20/2000	00143260000174	0014326	0000174
KIMBALL HILL HOMES TEXAS INC	9/1/1999	00140020000259	0014002	0000259
SUNBELT LAND DEVELOPMENT	1/1/1998	00000000000000	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	\$0	\$0	\$0	\$0
2024	\$0	\$0	\$0	\$0
2023	\$376,062	\$60,000	\$436,062	\$370,172
2022	\$310,150	\$45,000	\$355,150	\$336,520
2021	\$275,444	\$45,000	\$320,444	\$305,927
2020	\$233,115	\$45,000	\$278,115	\$278,115

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.