



LOCATION

Address: [3004 CASA BELLA DR](#)
City: ARLINGTON
Georeference: 31740G-1-83
Subdivision: PARKS AT SUSAN DRIVE, THE
Neighborhood Code: 1C041B

Latitude: 32.7228252646
Longitude: -97.0566815257
TAD Map: 2132-384
MAPSCO: TAR-084Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PARKS AT SUSAN DRIVE, THE
Block 1 Lot 83

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)

State Code: A

Year Built: 2017

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40491072

Site Name: PARKS AT SUSAN DRIVE, THE-1-83

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,164

Percent Complete: 100%

Land Sqft^{*}: 4,356

Land Acres^{*}: 0.1000

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:

SINGLETON LARRY

Primary Owner Address:

3004 CASA BELLA DR
ARLINGTON, TX 76010

Deed Date: 12/4/2017

Deed Volume:

Deed Page:

Instrument: [D217279701](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SU LEE SOON	4/20/2015	D215081149		
ROBLES GERARDO	9/12/2013	D213247192	0000000	0000000
AR KEVLAR PARTNERS LLC	12/6/2012	D212299733	0000000	0000000
CHI SYNDICATED HOLDINGS 2009	1/5/2010	D210003788	0000000	0000000
CHOICE HOMES INC	10/20/2005	D205320200	0000000	0000000
SUSAN DRIVE DEVELOPMENT LTD	1/1/2004	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$347,815	\$45,000	\$392,815	\$348,671
2023	\$283,982	\$45,000	\$328,982	\$316,974
2022	\$278,804	\$35,000	\$313,804	\$288,158
2021	\$233,385	\$35,000	\$268,385	\$261,962
2020	\$203,147	\$35,000	\$238,147	\$238,147

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.