



Address: [4616 BELLEFONTAINE CT](#)
City: ARLINGTON
Georeference: 39380-1-22
Subdivision: SOUTH FOREST ADDITION
Neighborhood Code: 1L140G

Latitude: 32.663792056
Longitude: -97.1821676833
TAD Map: 2096-360
MAPSCO: TAR-095S



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

PROPERTY DATA

Legal Description: SOUTH FOREST ADDITION
Block 1 Lot 22

Jurisdictions:

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

State Code: A

Year Built: 1979

Personal Property Account: N/A

Agent: VANGUARD PROPERTY TAX APPEALS (12005)

Protest Deadline Date: 5/15/2025

Site Number: 02804883

Site Name: SOUTH FOREST ADDITION-1-22

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,796

Percent Complete: 100%

Land Sqft^{*}: 6,675

Land Acres^{*}: 0.1532

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:
N PLUS CO LTD
Primary Owner Address:
5050 QUORUM DR STE 225
DALLAS, TX 75254

Deed Date: 5/30/2023
Deed Volume:
Deed Page:
Instrument: [D223095092](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPEN HOUSE TEXAS REALTY & INVESTMENTS LLC	7/20/2022	D222184863		
DELATHOUDER ALEXI E;GOW TIMOTHY C	6/5/2020	D220132766		
HUBBS ASHANTI	10/20/2014	D214231218		
DRISKILL DONALD D	5/22/2003	00167530000103	0016753	0000103
WACO RODNEY S	12/31/1900	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	\$251,000	\$55,000	\$306,000	\$306,000
2023	\$221,000	\$45,000	\$266,000	\$266,000
2022	\$225,774	\$45,000	\$270,774	\$270,774
2021	\$196,913	\$45,000	\$241,913	\$241,913
2020	\$198,567	\$45,000	\$243,567	\$243,567

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.