



**Address:** [1052 BLAND DR](#)  
**City:** ARLINGTON  
**Georeference:** 21420-2-14  
**Subdivision:** JACKSON SQUARE ADDN-ARLINGTON  
**Neighborhood Code:** M1A05D

**Latitude:** 32.7089642287  
**Longitude:** -97.0942952251  
**TAD Map:** 2120-376  
**MAPSCO:** TAR-083Y



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

## PROPERTY DATA

**Legal Description:** JACKSON SQUARE ADDN-ARLINGTON Block 2 Lot 14

**Jurisdictions:**

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

**State Code:** B

**Year Built:** 1982

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 04798031

**Site Name:** JACKSON SQUARE ADDN-ARLINGTON-2-14

**Site Class:** B - Residential - Multifamily

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,214

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,992

**Land Acres<sup>\*</sup>:** 0.1834

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION



**Current Owner:**  
BINION PROPERTIES LLC  
**Primary Owner Address:**  
7010 SHEPPERDS GLN  
COLLEYVILLE, TX 76034

**Deed Date:** 8/14/2020  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D220214843](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BINION ENRICA KATHLEEN;BINION MICHAEL SHANE	6/23/2020	<a href="#">D220158910</a>		
BINION PROPERTIES LLC	5/2/2019	<a href="#">D219112961</a>		
BINION ENRICA KATHLEEN;BINION MICHAEL SHANE	8/4/2017	<a href="#">D217179872</a>		
DOUNG YEN NGOC	8/3/2017	<a href="#">D217179871</a>		
DOUNG YEN NGOC;DUONG ELIZABETH	7/24/2017	<a href="#">D217179870</a>		
DUONG JACK ETAL	1/8/2013	<a href="#">D214004320</a>	0000000	0000000
DUONG JACK;DUONG YEN DU	5/5/2005	<a href="#">D205146742</a>	0000000	0000000
ACOFF AMOS	7/2/2003	<a href="#">D203254246</a>	0016929	0000236
MARTINEZ ALPHONSE	4/9/2002	00156240000262	0015624	0000262
DENTON GAY E;DENTON W DAVID	12/1/1994	00119670000109	0011967	0000109
FED NATIONAL MORTGAGE ASSOC	8/2/1994	00116900000252	0011690	0000252
BRODER DANIEL	9/19/1988	00093990000437	0009399	0000437
FEDERAL NATIONAL MTG ASSN	2/2/1988	00091820001955	0009182	0001955
MCINTOSH JAMES L	7/10/1986	00086080001492	0008608	0001492
MCINTOSH JAMES L	8/17/1984	00079250000212	0007925	0000212
BRANCH R E ETAL	4/14/1983	00074770000410	0007477	0000410
GRIFFIN BEN ENTERPRISES INC	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$371,000	\$30,000	\$401,000	\$401,000
2023	\$396,976	\$30,000	\$426,976	\$426,976
2022	\$328,237	\$30,000	\$358,237	\$358,237
2021	\$303,516	\$30,000	\$333,516	\$333,516
2020	\$196,540	\$30,000	\$226,540	\$226,540

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

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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.