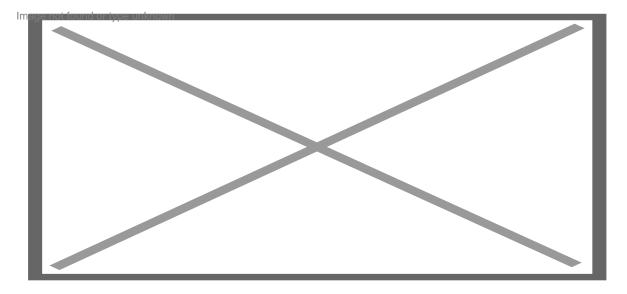


Tarrant Appraisal District Property Information | PDF Account Number: 40360385

Address: 2351 W LAMAR BLVD

City: ARLINGTON Georeference: 44037-2-14A Subdivision: TWELVE OAKS ESTATES ADDITION Neighborhood Code: MED-North Arlington General Latitude: 32.7671943238 Longitude: -97.1477948876 TAD Map: 2108-400 MAPSCO: TAR-068S





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

PROPERTY DATA

Legal Description: TWELVE OAKS ESTATES ADDITION Block 2 Lot 14A							
Jurisdictions: CITY OF ARLINGTON (02 TARRANT COUNTY (220)	Site Name. INSIGHT VISION - DR. MARK HANSON						
TARRANT COUNTY HOS TARRANT COUNTY COL ARLINGTON ISD (901)							
State Code: F1 Year Built: 2003	Primary Building Name: INSIGHT VISION - DR. MARK HANSON / 40360385 Primary Building Type: Commercial Gross Building Aroattt: 2.061						
Year Built: 2003 Gross Building Area ⁺⁺⁺ : 2,961 Personal Property Account Net@casable Area ⁺⁺⁺ : 2,918							
Agent: None Protest Deadline Date: 5/15/2025	Percent Complete: 100% Land Sqft [*] : 27,399 Land Acres [*] : 0.6289						
+++ Rounded.	Pool: N						

* This represents one of a hierarchy

of possible values ranked in the following order: Recorded, Computed, System, Calculated.



OWNER INFORMATION

Current Owner:

THE WASP GROUP LLC

Primary Owner Address: 3301 UNIVERSITY PARK LN IRVING, TX 75062 Deed Date: 8/7/2020 Deed Volume: Deed Page: Instrument: D220193773

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HANSON MARK R	1/1/2003	000000000000000000000000000000000000000	000000	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	\$323,594	\$120,556	\$444,150	\$444,150
2023	\$304,444	\$120,556	\$425,000	\$425,000
2022	\$278,444	\$120,556	\$399,000	\$399,000
2021	\$278,444	\$120,556	\$399,000	\$399,000
2020	\$278,444	\$120,556	\$399,000	\$399,000

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.