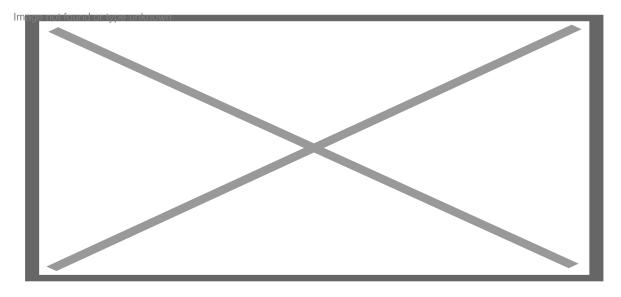


Tarrant Appraisal District Property Information | PDF Account Number: 42649551

Address: 2821 GRAND LOOKOUT LN

City: ARLINGTON Georeference: 44058-1-52 Subdivision: TWIN HILLS Neighborhood Code: 1M010Y Latitude: 32.6293488887 Longitude: -97.1584757201 TAD Map: 2102-348 MAPSCO: TAR-109M





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

PROPERTY DATA

Legal Description: TWIN HILLS Block 1 Lot 52 **Jurisdictions:**

CITY OF ARLINGTON (024) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) MANSFIELD ISD (908) State Code: A Year Built: 2022 Personal Property Account: N/A Agent: None Site Number: 800053522 Site Name: TWIN HILLS 1 52 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 2,900 Percent Complete: 100% Land Sqft^{*}: 7,200 Land Acres^{*}: 0.1650 Pool: N

+++ Rounded.

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

OWNER INFORMATION

Protest Deadline Date: 5/15/2025



MCNICHOLAS REBECCA BURNEY GARRICK R II

Primary Owner Address: 2821 GRAND LOOKOUT LN ARLINGTON, TX 76001 Deed Date: 8/24/2022 Deed Volume: Deed Page: Instrument: D222211819

Previous Owners	Date	Instrument	Deed Volume	Deed Page
M/I HOMES OF DFW LLC	1/4/2022	D222005485		

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	\$421,904	\$75,000	\$496,904	\$496,904
2023	\$446,873	\$75,000	\$521,873	\$521,873
2022	\$0	\$52,500	\$52,500	\$52,500
2021	\$0	\$52,500	\$52,500	\$52,500
0	\$0	\$0	\$0	\$0

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.