



Address: [5306 VINCENNES CT](#)
City: ARLINGTON
Georeference: 44582-4-15
Subdivision: VERMILLION PLACE ADDITION
Neighborhood Code: 1L140M

Latitude: 32.6602694116
Longitude: -97.1799536564
TAD Map: 2096-360
MAPSCO: TAR-095W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VERMILLION PLACE ADDITION
Block 4 Lot 15

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

State Code: A
Year Built: 1977
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$254,168
Protest Deadline Date: 5/24/2024

Site Number: 03258726
Site Name: VERMILLION PLACE ADDITION-4-15
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,323
Percent Complete: 100%
Land Sqft^{*}: 9,610
Land Acres^{*}: 0.2206
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:
FRITCHER JOHN ROBERT
Primary Owner Address:
5306 VINCENNES CT
ARLINGTON, TX 76017-3206

Deed Date: 12/31/1900
Deed Volume: 0000000
Deed Page: 0000000
Instrument: 000000000000000

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	\$199,168	\$55,000	\$254,168	\$250,557
2024	\$199,168	\$55,000	\$254,168	\$227,779
2023	\$193,904	\$45,000	\$238,904	\$207,072
2022	\$169,795	\$45,000	\$214,795	\$188,247
2021	\$153,215	\$40,000	\$193,215	\$171,134
2020	\$133,364	\$40,000	\$173,364	\$155,576

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.