07-21-2025

## Page 1

Tarrant Appraisal District Property Information | PDF Account Number: 04794532

#### Address: 6004 MAPLE SPRINGS DR

City: ARLINGTON Georeference: 16244-2-16 Subdivision: GREEN VALLEY ADDITION-ARLINGTN Neighborhood Code: 1L120E Latitude: 32.6481738777 Longitude: -97.1734381521 TAD Map: 2096-356 MAPSCO: TAR-109B

Geoglet Mapd or type unknown

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

## **PROPERTY DATA**

Legal Description: GREEN VALLEY ADDITION-**ARLINGTN Block 2 Lot 16** Jurisdictions: Site Number: 04794532 CITY OF ARLINGTON (024) Site Name: GREEN VALLEY ADDITION-ARLINGTN-2-16 **TARRANT COUNTY (220)** Site Class: A1 - Residential - Single Family **TARRANT COUNTY HOSPITAL (224)** Parcels: 1 **TARRANT COUNTY COLLEGE (225)** Approximate Size+++: 1,320 KENNEDALE ISD (914) State Code: A Percent Complete: 100% Year Built: 1982 Land Sqft\*: 7,425 Personal Property Account: N/A Land Acres\*: 0.1704 Agent: None Pool: N Protest Deadline Date: 5/24/2024

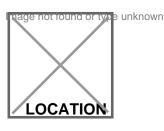
+++ Rounded.

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

## **OWNER INFORMATION**

Current Owner: ASAD TAYSEER MAHOUD-NAIM

**Primary Owner Address:** 1026 JUDY LYNN DR ARLINGTON, TX 76014 Deed Date: 2/10/2022 Deed Volume: Deed Page: Instrument: D222043672



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ADELL MIKE	9/18/2020	D220240956		
VANARSDEL MICHAEL	4/28/2005	D205129571	000000	0000000
VELEZ DENNYS O;VELEZ EMMA P	4/14/2000	00143140000049	0014314	0000049
WATKINS MICHAEL	5/26/1999	00143140000048	0014314	0000048
WATKINS APRIL; WATKINS MICHAEL E	10/13/1992	00108420001626	0010842	0001626
MORTGAGE GUARANTY INS CORP	10/23/1986	00087230000815	0008723	0000815
NOWLIN SAVINGS ASSN	7/3/1986	00086010000331	0008601	0000331
HOTT E A	6/19/1982	00073180001742	0007318	0001742
E A HOTT INC	12/31/1900	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$161,575	\$56,425	\$218,000	\$218,000
2024	\$161,575	\$56,425	\$218,000	\$218,000
2023	\$202,000	\$40,000	\$242,000	\$242,000
2022	\$169,087	\$40,000	\$209,087	\$209,087
2021	\$145,138	\$40,000	\$185,138	\$185,138
2020	\$127,381	\$40,000	\$167,381	\$167,381

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.