

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 05458730

Address: 5514 EMERALD PARK BLVD

City: ARLINGTON

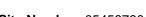
Georeference: 12751-1-25

Subdivision: EMERALD PARK ADDITION

Neighborhood Code: 1M100I

Googlet Mapd or type unknown

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



Latitude: 32.6562729201

**TAD Map:** 2108-360 MAPSCO: TAR-096W

Longitude: -97.1454131041

Site Name: EMERALD PARK ADDITION-1-25

Parcels: 1

Approximate Size+++: 2,567 Percent Complete: 100%

**Land Acres**\*: 0.1983

Site Number: 05458730

Site Class: A1 - Residential - Single Family

**Land Sqft**\*: 8,642

Pool: N

## PROPERTY DATA

Legal Description: EMERALD PARK ADDITION

Block 1 Lot 25 Jurisdictions:

CITY OF ARLINGTON (024) **TARRANT COUNTY (220)** 

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

MANSFIELD ISD (908)

State Code: A Year Built: 1989

Personal Property Account: N/A Agent: OWNWELL INC (12140) Notice Sent Date: 4/15/2025 **Notice Value: \$422,198** 

Protest Deadline Date: 5/24/2024

+++ Rounded.

#### OWNER INFORMATION

**Current Owner:** KING MICHAEL H

**Primary Owner Address:** 5514 EMERALD PARK BLVD ARLINGTON, TX 76017

**Deed Date: 9/20/2023 Deed Volume:** 

**Deed Page:** 

Instrument: D224071068

08-01-2025 Page 1

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



Previous Owners	Date	Instrument	Deed Volume	Deed Page
KING EST LINDA;KING MICHAEL H	4/11/1989	00095940000039	0009594	0000039
JOHN PARKER CUSTOM HOMES	1/5/1989	00094930000636	0009493	0000636
PHILLIPS DAN	1/1/1984	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*
2025	\$352,198	\$70,000	\$422,198	\$422,198
2024	\$352,198	\$70,000	\$422,198	\$408,393
2023	\$301,266	\$70,000	\$371,266	\$371,266
2022	\$323,294	\$50,000	\$373,294	\$347,453
2021	\$265,866	\$50,000	\$315,866	\$315,866
2020	\$242,000	\$50,000	\$292,000	\$292,000

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **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.

08-01-2025 Page 2

<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.