



Address: [6402 BERLINETTA DR](#)
City: ARLINGTON
Georeference: 37925-11-36
Subdivision: SEVILLE HILLS SUBDIVISION
Neighborhood Code: 1M020R

Latitude: 32.6416540303
Longitude: -97.1237927509
TAD Map: 2114-352
MAPSCO: TAR-110G



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

PROPERTY DATA

Legal Description: SEVILLE HILLS SUBDIVISION
Block 11 Lot 36

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A

Year Built: 1986

Personal Property Account: N/A

Agent: THE RAY TAX GROUP LLC (01008)

Protest Deadline Date: 5/24/2024

Site Number: 05522676

Site Name: SEVILLE HILLS SUBDIVISION-11-36

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,661

Percent Complete: 100%

Land Sqft^{*}: 6,049

Land Acres^{*}: 0.1388

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:

TRAN THANH

Primary Owner Address:

7035 FLAMENCIA
GRAND PRAIRIE, TX 75054

Deed Date: 5/24/2014

Deed Volume:

Deed Page:

Instrument: [D214171328](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRAN THIEN	10/16/2013	D213277040	0000000	0000000
LE THIEN TRAN;LE THO	6/25/2013	D213269643	0000000	0000000
HSBC BANK USA NA	2/5/2013	D213038877	0000000	0000000
FOUKE MATTHEW	2/1/2006	D206054551	0000000	0000000
PRUDENTIAL RELOC INC	1/18/2006	D206054547	0000000	0000000
WHITING JEFFREY A;WHITING MARIE	8/26/2003	D203322993	0017133	0000063
HEPLER WILLIAM R	12/31/1997	00132010000242	0013201	0000242
HEPLER WILLIAM R ETAL	7/25/1986	00086260002013	0008626	0002013
EXPRESSWAY INVESTMENTS	11/21/1984	00080140000402	0008014	0000402
SEVILLE REALTY	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	\$158,400	\$45,000	\$203,400	\$203,400
2024	\$199,060	\$45,000	\$244,060	\$244,060
2023	\$229,921	\$45,000	\$274,921	\$274,921
2022	\$209,398	\$35,000	\$244,398	\$244,398
2021	\$185,751	\$35,000	\$220,751	\$220,751
2020	\$147,710	\$35,000	\$182,710	\$182,710

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

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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.