



**Address:** [6403 MERCEDES DR](#)  
**City:** ARLINGTON  
**Georeference:** 37925-12-3  
**Subdivision:** SEVILLE HILLS SUBDIVISION  
**Neighborhood Code:** 1M020R

**Latitude:** 32.6418219371  
**Longitude:** -97.1249556823  
**TAD Map:** 2114-352  
**MAPSCO:** TAR-110G



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SEVILLE HILLS SUBDIVISION  
Block 12 Lot 3

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1985

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$235,293

**Protest Deadline Date:** 5/24/2024

**Site Number:** 05522722

**Site Name:** SEVILLE HILLS SUBDIVISION-12-3

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,270

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,352

**Land Acres<sup>\*</sup>:** 0.1458

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

PHILIPPI MICHAEL D

**Primary Owner Address:**

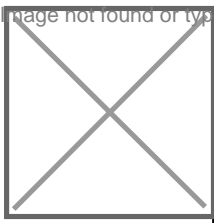
952 SHADED LN  
BURLESON, TX 76028

**Deed Date:** 11/14/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224207365](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
PHILIPPI HARRY L JR	3/6/2002	00083090002091	0008309	0002091
SEVILLE REALTY	3/5/2002	000000000000000	0000000	0000000
SEVILLE REALTY	2/1/1985	000000000000000	0000000	0000000
SEVILLE REALTY	1/1/1984	000000000000000	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 <sup>+</sup>
2025	\$190,293	\$45,000	\$235,293	\$235,293
2024	\$190,293	\$45,000	\$235,293	\$235,293
2023	\$223,207	\$45,000	\$268,207	\$227,844
2022	\$187,333	\$35,000	\$222,333	\$207,131
2021	\$153,301	\$35,000	\$188,301	\$188,301
2020	\$139,704	\$35,000	\$174,704	\$172,204

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.