



Address: [6309 TEMPEST DR](#)
City: ARLINGTON
Georeference: 37925-13-5
Subdivision: SEVILLE HILLS SUBDIVISION
Neighborhood Code: 1M020R

Latitude: 32.6423216706
Longitude: -97.1257622538
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 13 Lot 5

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: OOWNWELL INC (12140)

Protest Deadline Date: 5/24/2024

Site Number: 05523400

Site Name: SEVILLE HILLS SUBDIVISION-13-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,480

Percent Complete: 100%

Land Sqft^{*}: 5,901

Land Acres^{*}: 0.1354

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:

OSF IV LLC

Primary Owner Address:

5473 BLAIR RD STE 100
PMB 70203
DALLAS, TX 75231

Deed Date: 11/21/2022

Deed Volume:

Deed Page:

Instrument: [D223074986](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OSF IV LOC BORROWER LLC	5/27/2022	D222142798		
DADZIE FREDERICK K	2/21/2017	D217040115		
RIDER JEFFREY L	9/18/2014	D214206881		
VAN LIEN NGUYEN;VAN THANH	9/16/2013	D213248261	0000000	0000000
ROBLEDO NICK;ROBLEDO SUSAN	3/26/1993	00109960001110	0010996	0001110
SECRETARY OF HUD	10/8/1991	00104450000462	0010445	0000462
FEDERAL HOME LOAN MTG ASSO	9/3/1991	00104050000365	0010405	0000365
SHADOWEN LAURA;SHADOWEN PHILLIP E	7/27/1989	00096920000038	0009692	0000038
SECRETARY OF HUD	10/13/1988	00094090002372	0009409	0002372
NOWLIN MORTGAGE CO	10/4/1988	00094090001685	0009409	0001685
EBERHART CHARLES;EBERHART VICKIE	3/6/1986	00084770001626	0008477	0001626
FORMBY HOMES INC	11/28/1984	00080180001043	0008018	0001043
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	\$160,325	\$45,000	\$205,325	\$205,325
2024	\$194,000	\$45,000	\$239,000	\$239,000
2023	\$242,672	\$45,000	\$287,672	\$287,672
2022	\$203,396	\$35,000	\$238,396	\$221,252
2021	\$166,138	\$35,000	\$201,138	\$201,138
2020	\$151,243	\$35,000	\$186,243	\$186,243

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.