



Address: [6403 LOTUS DR](#)
City: ARLINGTON
Georeference: 37925-14-2
Subdivision: SEVILLE HILLS SUBDIVISION
Neighborhood Code: 1M020R

Latitude: 32.6418390699
Longitude: -97.1265723781
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 14 Lot 2

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

Protest Deadline Date: 5/24/2024

Site Number: 05524164

Site Name: SEVILLE HILLS SUBDIVISION-14-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,260

Percent Complete: 100%

Land Sqft^{*}: 5,933

Land Acres^{*}: 0.1362

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:

RICKETTS DIANA
ADAMS NOGHAYIN

Primary Owner Address:

6403 LOTUS DR
ARLINGTON, TX 76001

Deed Date: 1/11/2023

Deed Volume:

Deed Page:

Instrument: [D223005700](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
AMBITION GROUP LLC	8/30/2022	D222217909		
CHAMBERS GORDON JR	2/3/2019	D222217908		
CHAMBERS GORDON JR;CHAMBERS LORI	3/11/1998	00131330000336	0013133	0000336
HOLLAND KAREN;HOLLAND RICK	1/30/1998	00130720000397	0013072	0000397
LAMM ELIZABETH;LAMM M A EST	3/6/1987	00088690001325	0008869	0001325
BILL J WESSON CORP	8/1/1985	00082660001579	0008266	0001579
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	\$241,664	\$45,000	\$286,664	\$286,664
2024	\$241,664	\$45,000	\$286,664	\$286,664
2023	\$202,802	\$45,000	\$247,802	\$247,802
2022	\$185,067	\$35,000	\$220,067	\$204,841
2021	\$151,219	\$35,000	\$186,219	\$186,219
2020	\$137,687	\$35,000	\$172,687	\$169,541

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.