



**Address:** [6904 THORNBIRD LN](#)  
**City:** ARLINGTON  
**Georeference:** 47923-1-13  
**Subdivision:** WYNDHAM PLACE ESTATES ADDITION  
**Neighborhood Code:** 1M010J

**Latitude:** 32.6323765155  
**Longitude:** -97.1621357336  
**TAD Map:** 2102-348  
**MAPSCO:** TAR-109L



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WYNDHAM PLACE ESTATES  
ADDITION Block 1 Lot 13

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1992

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$409,295

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

**Site Number:** 06123643

**Site Name:** WYNDHAM PLACE ESTATES ADDITION-1-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,368

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,799

**Land Acres<sup>\*</sup>:** 0.2020

**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:**

LOPEZ SEBASTIAN  
LOPEZ MARYBEL

**Primary Owner Address:**

6904 THORNBIRD LN  
ARLINGTON, TX 76001-6652

**Deed Date:** 11/30/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212298879](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
UTUVA INVESTMENTS LLC	8/15/2008	<a href="#">D209299253</a>	0000000	0000000
COKER SHAWN	4/6/2001	00148260000288	0014826	0000288
INTERSTATE FORECLOSURES.COM	10/3/2000	00145600000479	0014560	0000479
BOUTTE CARLA L	8/18/1992	00107480002262	0010748	0002262
RANDALL W GARRETT CONST CO	3/6/1992	00105640000876	0010564	0000876
POWERS CONSTRUCTION CO INC	1/1/1986	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 <sup>+</sup>
2025	\$338,595	\$70,700	\$409,295	\$397,741
2024	\$338,595	\$70,700	\$409,295	\$361,583
2023	\$316,637	\$70,700	\$387,337	\$328,712
2022	\$302,558	\$60,600	\$363,158	\$298,829
2021	\$221,663	\$50,000	\$271,663	\$271,663
2020	\$223,343	\$50,000	\$273,343	\$273,343

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

- 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.