



**Address:** [7016 GUNSTON LN](#)  
**City:** ARLINGTON  
**Georeference:** 32889-2-15  
**Subdivision:** POTOMAC POINTE  
**Neighborhood Code:** 1L100N

**Latitude:** 32.6605313497  
**Longitude:** -97.2195246021  
**TAD Map:** 2084-360  
**MAPSCO:** TAR-094W



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

## PROPERTY DATA

**Legal Description:** POTOMAC POINTE Block 2 Lot 15

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KENNE DALE ISD (914)

**State Code:** A

**Year Built:** 1991

**Personal Property Account:** N/A

**Agent:** OOWNWELL INC (12140)

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

**Site Number:** 06370179

**Site Name:** POTOMAC POINTE-2-15

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,589

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,193

**Land Acres<sup>\*</sup>:** 0.2340

**Pool:** Y

<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:**

PIERCE MARISA E  
MONZON GUSTAVO

**Primary Owner Address:**

7016 GUNSTON LN  
ARLINGTON, TX 76017

**Deed Date:** 2/1/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219020937](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PRENDERGAST DAVE EST	11/18/2016	<a href="#">D216272278</a>		
LUTZ NORMAN F;SISSON JOYCE B	5/23/2015	M215004983		
LUTZ NORMAN F;SISSON JOYCE B	12/31/2014	<a href="#">D215002436</a>		
KING ALEX	7/25/2006	<a href="#">D206236903</a>	0000000	0000000
SPAIN JUDY;SPAIN LYNN	9/19/2003	<a href="#">D203357403</a>	0000000	0000000
PERALES ALFREDO III;PERALES CINDE	1/31/1992	00105230001807	0010523	0001807
MELVIN SCOTT CONSTRUCTION CO	11/12/1991	00104470000942	0010447	0000942
FAGAN BILL D;FAGAN ROSA LEE	10/1/1991	00104040001796	0010404	0001796
POTOMAC POINTE DEV PHASE I	6/24/1991	00103060001132	0010306	0001132
FAGAN BILL D;FAGAN ROSA LEE	1/1/1989	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	\$304,680	\$75,000	\$379,680	\$379,680
2024	\$373,000	\$75,000	\$448,000	\$448,000
2023	\$345,000	\$85,000	\$430,000	\$430,000
2022	\$300,286	\$85,000	\$385,286	\$385,286
2021	\$272,894	\$80,000	\$352,894	\$352,894
2020	\$230,164	\$80,000	\$310,164	\$310,164

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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## Tarrant Appraisal District Property Information | PDF

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.