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Address: [6408 NICOLE WAY](#)
City: ARLINGTON
Georeference: 7847-3-27
Subdivision: COLSON ESTATES ADDITION
Neighborhood Code: 1S020X

Latitude: 32.6425530648
Longitude: -97.101052641
TAD Map: 2120-352
MAPSCO: TAR-111F



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

PROPERTY DATA

Legal Description: COLSON ESTATES ADDITION
Block 3 Lot 27

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)

State Code: A

Year Built: 1995

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$262,013

Protest Deadline Date: 5/24/2024

Site Number: 06637612

Site Name: COLSON ESTATES ADDITION-3-27

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,306

Percent Complete: 100%

Land Sqft^{*}: 6,011

Land Acres^{*}: 0.1379

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:

NGUYEN ANH
NGUYEN SUONG

Primary Owner Address:

6504 COVE HOLLOW DR
ARLINGTON, TX 76002

Deed Date: 7/10/1995

Deed Volume: 0012033

Deed Page: 0000834

Instrument: 00120330000834

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MITCHELL B N	1/1/1993	0000000000000000	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	\$207,914	\$54,099	\$262,013	\$262,013
2024	\$207,914	\$54,099	\$262,013	\$244,883
2023	\$223,053	\$40,000	\$263,053	\$204,069
2022	\$174,557	\$40,000	\$214,557	\$185,517
2021	\$149,071	\$40,000	\$189,071	\$168,652
2020	\$131,197	\$40,000	\$171,197	\$153,320

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.