



**Address:** [3431 MAYFLOWER CT](#)  
**City:** ARLINGTON  
**Georeference:** 25313-1-26  
**Subdivision:** MAYFLOWER MEADOWS ADDITION  
**Neighborhood Code:** 1S010S

**Latitude:** 32.6890763496  
**Longitude:** -97.0906633722  
**TAD Map:** 2126-372  
**MAPSCO:** TAR-097G



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MAYFLOWER MEADOWS  
ADDITION Block 1 Lot 26

**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:** \$330,682

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

**Site Number:** 06639682

**Site Name:** MAYFLOWER MEADOWS ADDITION-1-26

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,819

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,212

**Land Acres<sup>\*</sup>:** 0.1655

**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:**

NGUYEN TUAN  
NGUYEN THI

**Primary Owner Address:**

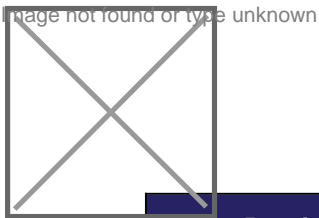
3431 MAYFLOWER CT  
ARLINGTON, TX 76014

**Deed Date:** 11/18/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221339542](#)



| Previous Owners         | Date       | Instrument                 | Deed Volume | Deed Page |
|-------------------------|------------|----------------------------|-------------|-----------|
| TRUONG SABRINA          | 10/29/2019 | <a href="#">D219248757</a> |             |           |
| GLASS GENIE INC         | 6/19/2019  | <a href="#">D219139700</a> |             |           |
| GHEBREYOHANNES DANIEL   | 5/15/2019  | <a href="#">D219107410</a> |             |           |
| SHAW CHAOS              | 7/30/2018  | <a href="#">D218168017</a> |             |           |
| REYES MERCEDES          | 3/1/1996   | 00122900002038             | 0012290     | 0002038   |
| SIERRA DEVELOPEMENT INC | 1/1/1993   | 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 | \$265,774          | \$64,908    | \$330,682    | \$330,682                    |
| 2024 | \$265,774          | \$64,908    | \$330,682    | \$315,808                    |
| 2023 | \$267,098          | \$20,000    | \$287,098    | \$287,098                    |
| 2022 | \$247,969          | \$20,000    | \$267,969    | \$267,969                    |
| 2021 | \$194,378          | \$20,000    | \$214,378    | \$214,378                    |
| 2020 | \$132,396          | \$13,556    | \$145,952    | \$145,952                    |

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.