



Address: [2714 MARTSY CT](#)
City: ARLINGTON
Georeference: 31240-1-27
Subdivision: OVERBROOK PARK ADDITION
Neighborhood Code: 1S010V

Latitude: 32.6981770326
Longitude: -97.0643491459
TAD Map: 2132-372
MAPSCO: TAR-098B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: OVERBROOK PARK ADDITION
Block 1 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: \$343,436

Protest Deadline Date: 5/24/2024

Site Number: 06679536

Site Name: OVERBROOK PARK ADDITION-1-27

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,130

Percent Complete: 100%

Land Sqft^{*}: 8,067

Land Acres^{*}: 0.1851

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:

ABARAOHA PRINCETON

Primary Owner Address:

2714 MARTSY CT
ARLINGTON, TX 76014-2808

Deed Date: 8/31/2006

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D206277589](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HUYNH THAO ETAL	12/20/1995	00122180000119	0012218	0000119
IRVING HOMES INC	4/12/1995	00119360000427	0011936	0000427
LARRY F BEARD INC	10/13/1994	00117900000666	0011790	0000666
OVERBROOK PARK JV	1/1/1994	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	\$237,397	\$72,603	\$310,000	\$262,187
2024	\$270,833	\$72,603	\$343,436	\$238,352
2023	\$327,528	\$20,000	\$347,528	\$216,684
2022	\$176,985	\$20,000	\$196,985	\$196,985
2021	\$177,859	\$20,000	\$197,859	\$197,859
2020	\$178,732	\$20,000	\$198,732	\$198,732

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.