



Address: [6004 YORK RIVER DR](#)
City: ARLINGTON
Georeference: 7794-6-23
Subdivision: COLONIAL GREENS SOUTH ADDITION
Neighborhood Code: 1S020S

Latitude: 32.6473235676
Longitude: -97.0986455747
TAD Map: 2120-356
MAPSCO: TAR-111B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COLONIAL GREENS SOUTH
ADDITION Block 6 Lot 23

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: \$304,594

Protest Deadline Date: 5/24/2024

Site Number: 06796885

Site Name: COLONIAL GREENS SOUTH ADDITION-6-23

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,575

Percent Complete: 100%

Land Sqft^{*}: 5,000

Land Acres^{*}: 0.1147

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:

DANG QUANG VAN
NGUYEN TIEN

Primary Owner Address:

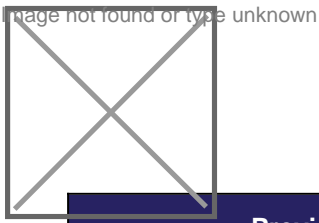
6004 YORK RIVER DR
ARLINGTON, TX 76018

Deed Date: 6/30/2015

Deed Volume:

Deed Page:

Instrument: [D215155989](#)



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------------------------|-----------|----------------------------|-------------|-----------|
| DOAN PAUL D;DUNG DOAT | 4/17/2015 | D215078719 | | |
| DOAN DUNG T EST;DOAN PAUL D | 1/4/2013 | D213007606 | 0000000 | 0000000 |
| SECRETARY OF HUD | 5/8/2012 | D212302371 | 0000000 | 0000000 |
| FLAGSTAR BANK FSB | 4/10/2012 | D212090366 | 0000000 | 0000000 |
| STODOLKA GABRIELL;STODOLKA JOSEPH | 4/15/2009 | D209104745 | 0000000 | 0000000 |
| LEE BETH-ANN;LEE PHILIP B | 9/30/1997 | 00129350000058 | 0012935 | 0000058 |
| ANDERSON AMY;ANDERSON LANE E | 9/15/1995 | 00121080001691 | 0012108 | 0001691 |
| CHOICE HOMES INC | 7/6/1995 | 00120210001063 | 0012021 | 0001063 |
| ZLB PARTNERS | 1/1/1995 | 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 | \$259,594 | \$45,000 | \$304,594 | \$267,930 |
| 2024 | \$259,594 | \$45,000 | \$304,594 | \$243,573 |
| 2023 | \$289,018 | \$40,000 | \$329,018 | \$221,430 |
| 2022 | \$208,500 | \$40,000 | \$248,500 | \$201,300 |
| 2021 | \$143,000 | \$40,000 | \$183,000 | \$183,000 |
| 2020 | \$143,000 | \$40,000 | \$183,000 | \$180,290 |

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.