



Address: [6602 CLASSEN TR](#)
City: ARLINGTON
Georeference: 20782P-3-14
Subdivision: HUNTER TRAIL ADDITION
Neighborhood Code: 1S020A

Latitude: 32.6383816298
Longitude: -97.1116664003
TAD Map: 2114-352
MAPSCO: TAR-111E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HUNTER TRAIL ADDITION
Block 3 Lot 14

Jurisdictions:

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

State Code: A

Year Built: 1997

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$345,652

Protest Deadline Date: 5/24/2024

Site Number: 06947425

Site Name: HUNTER TRAIL ADDITION-3-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,136

Percent Complete: 100%

Land Sqft^{*}: 9,104

Land Acres^{*}: 0.2089

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:

FLORES DAVID
FLORES STACY

Primary Owner Address:

6602 CLASSEN TR
ARLINGTON, TX 76002-5422

Deed Date: 9/12/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213245850](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FLOR REY LP	5/18/2012	D212165835	0000000	0000000
FLORES ANGEL O;FLORES ISABEL	3/31/1999	00137450000460	0013745	0000460
KITTOE LINDA JARVIS	11/26/1997	00129960000457	0012996	0000457
LEGACY/MONTEREY HOMES LP	8/7/1997	00128670000571	0012867	0000571
HUNTER TRAIL JV	1/1/1996	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	\$201,368	\$81,936	\$283,304	\$283,304
2024	\$263,716	\$81,936	\$345,652	\$286,165
2023	\$275,576	\$55,000	\$330,576	\$260,150
2022	\$222,821	\$55,000	\$277,821	\$236,500
2021	\$160,000	\$55,000	\$215,000	\$215,000
2020	\$160,000	\$55,000	\$215,000	\$215,000

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.