



**Address:** [7007 FLAXFORD TR](#)  
**City:** ARLINGTON  
**Georeference:** 10884-4-12  
**Subdivision:** EDEN GARDENS ADDITION  
**Neighborhood Code:** 1M020C

**Latitude:** 32.6322170538  
**Longitude:** -97.1192833439  
**TAD Map:** 2114-348  
**MAPSCO:** TAR-110M



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** EDEN GARDENS ADDITION  
Block 4 Lot 12

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
MANSFIELD ISD (908)

**State Code:** A

**Year Built:** 1998

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 07111150

**Site Name:** EDEN GARDENS ADDITION-4-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,156

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,000

**Land Acres<sup>\*</sup>:** 0.1147

**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 SHELLY

**Primary Owner Address:**

736 PONSELLE DR  
ARLINGTON, TX 76001

**Deed Date:** 10/31/2008

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D208433899](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DAVIS JILL S	12/9/2002	00162450000323	0016245	0000323
HERBERT BRETT L	12/18/1998	00135790000275	0013579	0000275
CHOICE HOMES TEXAS INC	9/15/1998	00134200000314	0013420	0000314
M R DEVELOPMENT CORP	1/1/1997	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	\$188,686	\$45,000	\$233,686	\$233,686
2024	\$188,686	\$45,000	\$233,686	\$233,686
2023	\$209,347	\$45,000	\$254,347	\$254,347
2022	\$165,420	\$35,000	\$200,420	\$200,420
2021	\$143,641	\$35,000	\$178,641	\$178,641
2020	\$126,983	\$35,000	\$161,983	\$161,983

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.