



**Address:** [7009 FLAXFORD TR](#)  
**City:** ARLINGTON  
**Georeference:** 10884-4-13  
**Subdivision:** EDEN GARDENS ADDITION  
**Neighborhood Code:** 1M020C

**Latitude:** 32.6320815825  
**Longitude:** -97.1192877291  
**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 13

**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:** 07111185

**Site Name:** EDEN GARDENS ADDITION-4-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,320

**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:**

SURIGAO CHRISTIAN P

SURIGAO MELISSA

**Primary Owner Address:**

7009 FLAXFORD TRL  
ARLINGTON, TX 76001

**Deed Date:** 9/13/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222227241](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TEAGUE JOHNNNA LYNN	8/30/2019	<a href="#">D219197278</a>		
LONGLEY SHARON E	10/26/1998	00134890000435	0013489	0000435
CHOICE HOMES TEXAS INC	8/25/1998	00133850000359	0013385	0000359
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	\$205,222	\$45,000	\$250,222	\$250,222
2024	\$205,222	\$45,000	\$250,222	\$250,222
2023	\$227,823	\$45,000	\$272,823	\$272,823
2022	\$179,752	\$35,000	\$214,752	\$208,945
2021	\$155,915	\$35,000	\$190,915	\$189,950
2020	\$137,682	\$35,000	\$172,682	\$172,682

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.