



Address: [7410 ROCHESTER LN](#)
City: ARLINGTON
Georeference: 33208-9-14
Subdivision: QUAIL CREEK ADDITION-ARLINGTON
Neighborhood Code: 1M020F

Latitude: 32.6248979483
Longitude: -97.1111748003
TAD Map: 2114-348
MAPSCO: TAR-111N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: QUAIL CREEK ADDITION-
ARLINGTON Block 9 Lot 14

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

Notice Sent Date: 4/15/2025

Notice Value: \$320,000

Protest Deadline Date: 5/24/2024

Site Number: 07223153

Site Name: QUAIL CREEK ADDITION-ARLINGTON-9-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,967

Percent Complete: 100%

Land Sqft^{*}: 13,024

Land Acres^{*}: 0.2989

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:

SYCOM CO LTD

Primary Owner Address:

5050 QUORUM DR STE 225
DALLAS, TX 75254

Deed Date: 9/26/2024

Deed Volume:

Deed Page:

Instrument: [D224173537](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPEN HOUSE TEXAS REALTY & INVESTMENTS LLC	1/10/2024	D224005958		
OFFERPAD LLC	1/3/2023	D224001945		
AKANDE OLATUNJI O	9/27/2018	D218218352		
PAIZ JOSEPH;PAIZ REBECCA	4/18/2007	D207141299	0000000	0000000
BRISTOW CHRISTINE;BRISTOW R JR	2/17/1999	00136740000513	0013674	0000513
GOFF HOMES INC	8/25/1998	00133920000384	0013392	0000384
QUAIL CREEK ARLINGTON JV	1/1/1998	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	\$265,000	\$55,000	\$320,000	\$320,000
2024	\$265,000	\$55,000	\$320,000	\$320,000
2023	\$337,945	\$55,000	\$392,945	\$392,945
2022	\$299,050	\$45,000	\$344,050	\$344,050
2021	\$245,450	\$45,000	\$290,450	\$290,450
2020	\$230,447	\$45,000	\$275,447	\$275,447

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.