



Address: [7402 ROCHESTER LN](#)
City: ARLINGTON
Georeference: 33208-9-18
Subdivision: QUAIL CREEK ADDITION-ARLINGTON
Neighborhood Code: 1M020F

Latitude: 32.6256700934
Longitude: -97.1112765488
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 18

Jurisdictions:

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

State Code: A

Year Built: 1999

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 07223293

Site Name: QUAIL CREEK ADDITION-ARLINGTON-9-18

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,884

Percent Complete: 100%

Land Sqft^{*}: 7,405

Land Acres^{*}: 0.1699

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:

CAO THU-HAI

Primary Owner Address:

2308 POINT STAR DR
ARLINGTON, TX 76001

Deed Date: 5/13/2008

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D208244818](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
US BANK NATIONAL ASSOC	3/12/2008	D208090499	0000000	0000000
GOMEZ EDWARD;GOMEZ MIRIAM	6/30/2005	D205194662	0000000	0000000
RUSHING KIMBERLY B;RUSHING M L	4/28/2000	00143230000529	0014323	0000529
GOFF HOMES INC	9/21/1999	00140300000051	0014030	0000051
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	\$241,580	\$55,000	\$296,580	\$296,580
2024	\$241,580	\$55,000	\$296,580	\$296,580
2023	\$271,000	\$55,000	\$326,000	\$326,000
2022	\$223,000	\$45,000	\$268,000	\$268,000
2021	\$188,200	\$45,000	\$233,200	\$233,200
2020	\$176,850	\$45,000	\$221,850	\$221,850

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.