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Address: [7939 BLUE DUCK TR](#)
City: ARLINGTON
Georeference: 24193-5-11
Subdivision: LONESOME DOVE ESTATES-ARLINGTN
Neighborhood Code: 1M070H

Latitude: 32.6159378994
Longitude: -97.1099362899
TAD Map: 2120-344
MAPSCO: TAR-111S



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

PROPERTY DATA

Legal Description: LONESOME DOVE ESTATES-
ARLINGTN Block 5 Lot 11

Jurisdictions:

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

Site Number: 07258690

Site Name: LONESOME DOVE ESTATES-ARLINGTN-5-11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,722

Percent Complete: 100%

Land Sqft^{*}: 6,141

Land Acres^{*}: 0.1410

State Code: A

Year Built: 2002

Personal Property Account: N/A

Agent: RESOLUTE PROPERTY TAX SOLUTIONS (00988)

Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

7939 BLUE DUCK TRAIL LLC

Primary Owner Address:

3527 TAMARACK DR
GRAND PRAIRIE, TX 75052

Deed Date: 11/16/2023

Deed Volume:

Deed Page:

Instrument: [D223209085](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CRUZ PROPERTIES LLC	11/9/2015	D215273299		
DALLAS METRO HOLDINGS LLC	11/9/2015	D215261195		
RAZMJOOKHAH HAMID;RAZMJOOKHAH LISA	6/28/2002	00158260000329	0015826	0000329
ASHTON-BROWN BUILDERS	3/4/2002	00155260000116	0015526	0000116
LONESOME DOVE LTD	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	\$185,000	\$55,000	\$240,000	\$240,000
2024	\$232,000	\$55,000	\$287,000	\$287,000
2023	\$265,000	\$55,000	\$320,000	\$320,000
2022	\$222,312	\$45,000	\$267,312	\$267,312
2021	\$182,880	\$45,000	\$227,880	\$227,880
2020	\$151,000	\$45,000	\$196,000	\$196,000

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

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.