



Address: [7902 MODESTO DR](#)
City: ARLINGTON
Georeference: 39335-9-23
Subdivision: SOUTH COOPER ESTATES ADDITION
Neighborhood Code: 1M020B

Latitude: 32.6182974767
Longitude: -97.1231977807
TAD Map: 2114-344
MAPSCO: TAR-110U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SOUTH COOPER ESTATES
ADDITION Block 9 Lot 23

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

State Code: A
Year Built: 2000
Personal Property Account: N/A
Agent: TAX RECOURSE LLC (00984)
Protest Deadline Date: 5/24/2024

Site Number: 07605404
Site Name: SOUTH COOPER ESTATES ADDITION-9-23
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,374
Percent Complete: 100%
Land Sqft^{*}: 8,276
Land Acres^{*}: 0.1899
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:
BAF ASSETS LLC
Primary Owner Address:
5001 PLAZA ON THE LAKE SUITE 200
AUSTIN, TX 78746

Deed Date: 6/18/2020
Deed Volume:
Deed Page:
Instrument: [D220144052](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
US SFE ASSET COMPANY 3 LLC	2/19/2016	D216070058		
LHF 4 ASSETS LLC	10/1/2015	D215234588		
CRESPO BUENA;CRESPO JOSE	10/3/2005	D205295943	0000000	0000000
SECRETARY OF HUD	6/15/2005	D205197273	0000000	0000000
JAMES B NUTTER & CO	6/7/2005	D205165820	0000000	0000000
MARTIN-BROOKS G;MARTIN-BROOKS SANDRA	11/19/2001	00153910000105	0015391	0000105
MARTIN SANDRA R	1/5/2001	00146890000570	0014689	0000570
CENTEX HOMES	1/1/2000	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	\$191,575	\$50,000	\$241,575	\$241,575
2024	\$191,575	\$50,000	\$241,575	\$241,575
2023	\$200,000	\$50,000	\$250,000	\$250,000
2022	\$140,000	\$40,000	\$180,000	\$180,000
2021	\$125,189	\$40,000	\$165,189	\$165,189
2020	\$125,189	\$40,000	\$165,189	\$165,189

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.