



Address: [6703 MORNINGCREST CT](#)
City: ARLINGTON
Georeference: 524-9-16
Subdivision: AMBERCREST ADDITION
Neighborhood Code: 1M060E

Latitude: 32.6310816585
Longitude: -97.0879107109
TAD Map: 2126-348
MAPSCO: TAR-111L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: AMBERCREST ADDITION Block
9 Lot 16

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: None

Notice Sent Date: 4/15/2025

Notice Value: \$380,707

Protest Deadline Date: 5/24/2024

Site Number: 07616473

Site Name: AMBERCREST ADDITION-9-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,446

Percent Complete: 100%

Land Sqft^{*}: 7,492

Land Acres^{*}: 0.1719

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:

SETHI VIJAY

Primary Owner Address:

6703 MORNINGCREST CT
ARLINGTON, TX 76002-3572

Deed Date: 6/4/2009

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D209150308](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SECRETARY OF HUD	1/20/2009	D209073198	0000000	0000000
COUNTRYWIDE HOME LNS SVC LP	1/6/2009	D209008648	0000000	0000000
MARTINEZ TRINA K	4/6/2001	00148310000037	0014831	0000037
PULTE HOME CORP OF TEXAS	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	\$330,707	\$50,000	\$380,707	\$380,707
2024	\$330,707	\$50,000	\$380,707	\$367,766
2023	\$301,100	\$50,000	\$351,100	\$334,333
2022	\$283,939	\$20,000	\$303,939	\$303,939
2021	\$235,682	\$20,000	\$255,682	\$254,123
2020	\$211,021	\$20,000	\$231,021	\$231,021

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.