



**Address:** [6803 SHORE BREEZE CT](#)  
**City:** ARLINGTON  
**Georeference:** 38488--13  
**Subdivision:** SHORE BREEZE ADDITION  
**Neighborhood Code:** 1L0601

**Latitude:** 32.6788330265  
**Longitude:** -97.215813286  
**TAD Map:** 2084-368  
**MAPSCO:** TAR-094J



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SHORE BREEZE ADDITION Lot 13

**Jurisdictions:**  
CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
ARLINGTON ISD (901)

**State Code:** A  
**Year Built:** 2006  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 07629958  
**Site Name:** SHORE BREEZE ADDITION-13  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,014  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 5,930  
**Land Acres<sup>\*</sup>:** 0.1361  
**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:**  
ALANIS MARCO  
**Primary Owner Address:**  
4809 ESCAMBIA TERR  
FORT WORTH, TX 76244

**Deed Date:** 8/21/2009  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D209229289](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OREO CORP	4/7/2009	<a href="#">D209092640</a>	0000000	0000000
WOODHAVEN PARTNERS LTD	7/27/2001	00150630000003	0015063	0000003
FINANCIAL SPECIALISTS INC	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 <sup>+</sup>
2025	\$249,091	\$55,000	\$304,091	\$304,091
2024	\$249,091	\$55,000	\$304,091	\$304,091
2023	\$247,327	\$55,000	\$302,327	\$302,327
2022	\$282,470	\$55,000	\$337,470	\$337,470
2021	\$190,285	\$55,000	\$245,285	\$245,285
2020	\$182,224	\$55,000	\$237,224	\$237,224

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.