



Address: [6900 SHORE BREEZE CT](#)
City: ARLINGTON
Georeference: 38488--22
Subdivision: SHORE BREEZE ADDITION
Neighborhood Code: 1L0601

Latitude: 32.6785821092
Longitude: -97.2167388826
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 22

Jurisdictions:

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

State Code: A

Year Built: 2001

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 07630069

Site Name: SHORE BREEZE ADDITION-22

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,497

Percent Complete: 100%

Land Sqft^{*}: 5,439

Land Acres^{*}: 0.1248

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:

DAMON KYLE ALYN
DAMON THEA LOUSE

Primary Owner Address:

6900 SHORE BREEZE CT
ARLINGTON, TX 76016

Deed Date: 5/26/2017

Deed Volume:

Deed Page:

Instrument: [D217121050](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NESBIT KAREN	5/15/2017	D217109558		
CATO DELVIN L;NESBIT KAREN	5/8/2015	D215097098		
NEBIT KAREN	6/30/2005	D207035227	0000000	0000000
FANNIE MAE	5/3/2005	D205128337	0000000	0000000
LANDERS STEVE D	9/10/2003	D203347425	0017206	0000055
WOODHAVEN PARTNERS LTD	12/14/2000	00146620000452	0014662	0000452
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 ⁺
2025	\$267,731	\$55,000	\$322,731	\$322,731
2024	\$267,731	\$55,000	\$322,731	\$322,731
2023	\$265,853	\$55,000	\$320,853	\$313,773
2022	\$303,816	\$55,000	\$358,816	\$285,248
2021	\$204,316	\$55,000	\$259,316	\$259,316
2020	\$195,628	\$55,000	\$250,628	\$250,628

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.