



Address: [6505 BLUEBIRD DR](#)
City: ARLINGTON
Georeference: 13572F-L-19
Subdivision: FANNIN FARM WEST ADDITION
Neighborhood Code: 1M100F

Latitude: 32.6392495961
Longitude: -97.1479402287
TAD Map: 2108-352
MAPSCO: TAR-110E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FANNIN FARM WEST
ADDITION Block L Lot 19

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

State Code: A
Year Built: 2003
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

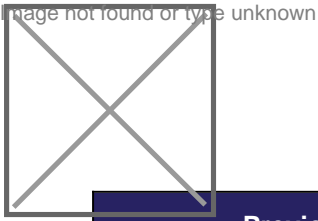
Site Number: 40120910
Site Name: FANNIN FARM WEST ADDITION-L-19
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,917
Percent Complete: 100%
Land Sqft^{*}: 7,339
Land Acres^{*}: 0.1684
Pool: N

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

OWNER INFORMATION

Current Owner:
CAO MY NHAN
PHAN PETER
Primary Owner Address:
737 BURNING TRL
CAROL STREAM, IL 60188

Deed Date: 9/10/2021
Deed Volume:
Deed Page:
Instrument: [D221264342](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
FORDYCE J T;FORDYCE KATHLEEN L	10/24/2003	D203406144	0000000	0000000
D R HORTON TEXAS LTD	5/1/2003	00166860000059	0016686	0000059
DALMAC-SHELTON FANNIN FMS LTD	1/1/2002	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	\$275,000	\$65,000	\$340,000	\$340,000
2024	\$275,000	\$65,000	\$340,000	\$340,000
2023	\$271,000	\$65,000	\$336,000	\$336,000
2022	\$246,950	\$55,000	\$301,950	\$301,950
2021	\$216,673	\$55,000	\$271,673	\$271,673
2020	\$199,025	\$55,000	\$254,025	\$254,025

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.