



Address: [3627 MONTERRA CT](#)
City: ARLINGTON
Georeference: 26426-2-1
Subdivision: MONTERRA ADDITION
Neighborhood Code: 1S010F

Latitude: 32.684935094
Longitude: -97.1097769834
TAD Map: 2120-368
MAPSCO: TAR-097J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MONTERRA ADDITION Block 2
Lot 1

Jurisdictions:

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

State Code: A

Year Built: 2007

Personal Property Account: N/A

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$460,530

Protest Deadline Date: 5/24/2024

Site Number: 40149161

Site Name: MONTERRA ADDITION-2-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,003

Percent Complete: 100%

Land Sqft^{*}: 9,453

Land Acres^{*}: 0.2170

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:

SENG CHI
SENG SUE

Primary Owner Address:

3627 MONTERRA CT
ARLINGTON, TX 76014-3173

Deed Date: 1/28/2009

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D209026903](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FANNIE MAE	9/2/2008	D208350701	0000000	0000000
GREEN BOBBY	11/13/2007	D207411312	0000000	0000000
FRAHANCON INVESTMENT GRP LLC	11/9/2005	D205362038	0000000	0000000
MARINA BAY DEVELOPMENT CORP	1/1/2002	000000000000000	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	\$375,453	\$85,077	\$460,530	\$365,316
2024	\$375,453	\$85,077	\$460,530	\$332,105
2023	\$377,219	\$30,000	\$407,219	\$301,914
2022	\$355,854	\$30,000	\$385,854	\$274,467
2021	\$219,515	\$30,000	\$249,515	\$249,515
2020	\$219,926	\$29,589	\$249,515	\$249,515

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.