



Address: [7418 LAKE FRONT TR](#)
City: ARLINGTON
Georeference: 14564-12-32
Subdivision: FOSSIL LAKE ADDITION
Neighborhood Code: 1M020G

Latitude: 32.6214386053
Longitude: -97.1041272433
TAD Map: 2120-344
MAPSCO: TAR-111P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FOSSIL LAKE ADDITION Block
12 Lot 32

Jurisdictions:

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

State Code: A

Year Built: 2006

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 40339920

Site Name: FOSSIL LAKE ADDITION-12-32

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,922

Percent Complete: 100%

Land Sqft^{*}: 10,498

Land Acres^{*}: 0.2410

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:

MOXIE HOLDINGS LLC

Primary Owner Address:

2102 MIKASA DR
ARLINGTON, TX 76001

Deed Date: 2/6/2023

Deed Volume:

Deed Page:

Instrument: [D223019349](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRAN HUNG THANH	3/29/2022	D222081100		
TRAN HUYEN T	11/11/2016	D216272223		
LEMUS MELODY;LEMUS SEBASTIAN S	8/1/2013	D213204369	0000000	0000000
SANTIN REGINA ANGELA	4/15/2010	D210091824	0000000	0000000
FANNIE MAE	3/2/2010	D210051560	0000000	0000000
SILANANDA PRASASSILPA;SILANANDA RATAN	6/28/2006	D206214411	0000000	0000000
CHOICE HOMES-TEXAS INC	3/28/2006	D206089403	0000000	0000000
MTW/FOSSIL LAKE LTD	1/1/2003	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	\$294,632	\$50,000	\$344,632	\$344,632
2024	\$294,632	\$50,000	\$344,632	\$344,632
2023	\$304,437	\$50,000	\$354,437	\$354,437
2022	\$244,601	\$40,000	\$284,601	\$284,601
2021	\$224,521	\$40,000	\$264,521	\$264,521
2020	\$187,183	\$40,000	\$227,183	\$227,183

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.