



Address: [6109 WINTER PARK LN](#)
City: ARLINGTON
Georeference: 7608-2-14
Subdivision: COLDWATER CREEK ADDITION
Neighborhood Code: 1S020F

Latitude: 32.6465287945
Longitude: -97.0842214697
TAD Map: 2126-356
MAPSCO: TAR-111D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COLDWATER CREEK
ADDITION Block 2 Lot 14

Jurisdictions:
CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)
State Code: A
Year Built: 2005
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 40406598
Site Name: COLDWATER CREEK ADDITION-2-14
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,441
Percent Complete: 100%
Land Sqft^{*}: 8,189
Land Acres^{*}: 0.1879
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:
NGUYEN LUCINDA
Primary Owner Address:
6109 WINTER PARK LN
ARLINGTON, TX 76018

Deed Date: 4/6/2018
Deed Volume:
Deed Page:
Instrument: [D218074012](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MASSIE JOHN;MASSIE LYDIA	2/13/2006	D206052013	0000000	0000000
CHOICE HOMES-TEXAS INC	10/27/2005	D205328684	0000000	0000000
COLDWATER CREEK JOINT VENTURE	1/1/2003	0000000000000000	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	\$199,819	\$73,701	\$273,520	\$273,520
2024	\$199,819	\$73,701	\$273,520	\$273,520
2023	\$205,459	\$50,000	\$255,459	\$255,459
2022	\$196,218	\$50,000	\$246,218	\$246,218
2021	\$145,048	\$50,000	\$195,048	\$195,048
2020	\$145,727	\$50,000	\$195,727	\$195,727

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.