



**Address:** [6203 WINTER PARK LN](#)  
**City:** ARLINGTON  
**Georeference:** 7608-2-16  
**Subdivision:** COLDWATER CREEK ADDITION  
**Neighborhood Code:** 1S020F

**Latitude:** 32.6461572766  
**Longitude:** -97.0842813038  
**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 16

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

**State Code:** A  
**Year Built:** 2004  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 40406628  
**Site Name:** COLDWATER CREEK ADDITION-2-16  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,625  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 9,931  
**Land Acres<sup>\*</sup>:** 0.2279  
**Pool:** N

<sup>+++</sup> Rounded.  
<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
PREMIER HOMES LLC  
**Primary Owner Address:**  
679 CLEAR BROOK DR  
KELLER, TX 76248

**Deed Date:** 10/16/2018  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D218237439](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BAYA LAYTH	5/22/2014	<a href="#">D214119493</a>		
HUARTA LIONEL	2/29/2012	000000000000000	0000000	0000000
HUERTA JORGE O;HUERTA LIONEL HUERT	3/11/2005	<a href="#">D214070689</a>	0000000	0000000
CHOICE HOMES INC	9/28/2004	<a href="#">D204303786</a>	0000000	0000000
COLDWATER CREEK JOINT VENTURE	1/1/2003	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 <sup>+</sup>
2025	\$217,554	\$89,379	\$306,933	\$306,933
2024	\$217,554	\$89,379	\$306,933	\$306,933
2023	\$223,718	\$50,000	\$273,718	\$273,718
2022	\$213,620	\$50,000	\$263,620	\$263,620
2021	\$127,000	\$50,000	\$177,000	\$177,000
2020	\$127,000	\$50,000	\$177,000	\$177,000

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.