



Address: [1620 MT ZION DR](#)
City: ARLINGTON
Georeference: 7608-4-10
Subdivision: COLDWATER CREEK ADDITION
Neighborhood Code: 1S020F

Latitude: 32.6472761963
Longitude: -97.0818522067
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 4 Lot 10

Jurisdictions:

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

State Code: A

Year Built: 2006

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$340,299

Protest Deadline Date: 5/24/2024

Site Number: 40407047

Site Name: COLDWATER CREEK ADDITION-4-10

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,011

Percent Complete: 100%

Land Sqft^{*}: 7,710

Land Acres^{*}: 0.1769

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 TRANG
NGUYEN TOAI PHAN

Primary Owner Address:

1620 MT ZION DR
ARLINGTON, TX 76018-3090

Deed Date: 10/19/2007

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D207384757](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLASSIC C HOMES INC	11/10/2005	D205348705	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 ⁺
2025	\$270,909	\$69,390	\$340,299	\$340,299
2024	\$270,909	\$69,390	\$340,299	\$326,889
2023	\$278,634	\$50,000	\$328,634	\$297,172
2022	\$265,916	\$50,000	\$315,916	\$270,156
2021	\$195,596	\$50,000	\$245,596	\$245,596
2020	\$196,507	\$50,000	\$246,507	\$234,168

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.