



**Address:** [7012 BIG BEND LN](#)  
**City:** ARLINGTON  
**Georeference:** 31744A-4-19  
**Subdivision:** PARKCREST PLACE  
**Neighborhood Code:** 1M060C

**Latitude:** 32.6256120379  
**Longitude:** -97.0856119829  
**TAD Map:** 2126-348  
**MAPSCO:** TAR-111R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** PARKCREST PLACE Block 4 Lot 19

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2011

**Personal Property Account:** N/A

**Agent:** OWNWELL INC (12140)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 40818063

**Site Name:** PARKCREST PLACE-4-19

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,894

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,625

**Land Acres<sup>\*</sup>:** 0.1980

**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:**

MORENO ELI

**Primary Owner Address:**

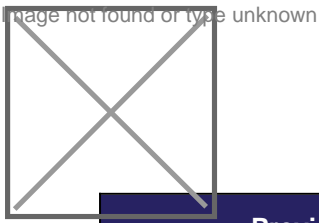
5009 EASTCREEK DR  
ARLINGTON, TX 76018

**Deed Date:** 2/15/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220016141](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MORENO ELI;MORENO J RODRIGUEZ	8/31/2011	<a href="#">D211216504</a>	0000000	0000000
HMH LIFESTYLES LP	5/27/2011	<a href="#">D211126240</a>	0000000	0000000
FIRST CLASS HOMES INC	7/14/2010	<a href="#">D211013934</a>	0000000	0000000
GRAHAM MORTGAGE CORPORATION	2/5/2008	<a href="#">D208041309</a>	0000000	0000000
JMP PARTNERS LP	9/14/2005	<a href="#">D206279905</a>	0000000	0000000
BRIGHT STAR PRTN GROUP LP	1/1/2005	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	\$286,100	\$60,000	\$346,100	\$346,100
2024	\$286,100	\$60,000	\$346,100	\$346,100
2023	\$257,000	\$60,000	\$317,000	\$317,000
2022	\$252,254	\$50,000	\$302,254	\$302,254
2021	\$199,502	\$50,000	\$249,502	\$249,502
2020	\$179,834	\$50,000	\$229,834	\$229,834

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.