



## LOCATION

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**Address:** [6310 MERCEDES DR](#)  
**City:** ARLINGTON  
**Georeference:** 37925-13-31  
**Subdivision:** SEVILLE HILLS SUBDIVISION  
**Neighborhood Code:** 1M020R

**Latitude:** 32.6421548608  
**Longitude:** -97.1254172802  
**TAD Map:** 2114-352  
**MAPSCO:** TAR-110G



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** SEVILLE HILLS SUBDIVISION  
Block 13 Lot 31

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1984

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 05523982

**Site Name:** SEVILLE HILLS SUBDIVISION-13-31

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,400

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,541

**Land Acres<sup>\*</sup>:** 0.1272

**Pool:** Y

<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

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**Current Owner:**

SPEARS HARRISON L

**Primary Owner Address:**

6310 MERCEDES DR  
ARLINGTON, TX 76001-7429

**Deed Date:** 11/3/1993

**Deed Volume:** 0011310

**Deed Page:** 0001209

**Instrument:** 00113100001209

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SEC OF HUD	7/7/1993	00111720000428	0011172	0000428
ALLIANCE MTG CO	7/6/1993	00111440000113	0011144	0000113
LANKFORD JACKLYN RAE;LANKFORD JOHN A	12/14/1992	00108830002144	0010883	0002144
LANKFORD JOHN ARTHUR	8/9/1990	00100100002011	0010010	0002011
STAMP GEOFFREY;STAMP VICKIE	2/21/1985	00080980001182	0008098	0001182
T M MCKINNEY CORP	10/30/1984	00079940000109	0007994	0000109
SEVILLE REALTY	1/1/1984	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$218,774	\$45,000	\$263,774	\$260,498
2023	\$253,320	\$45,000	\$298,320	\$236,816
2022	\$210,681	\$35,000	\$245,681	\$215,287
2021	\$174,971	\$35,000	\$209,971	\$195,715
2020	\$160,701	\$35,000	\$195,701	\$177,923

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.