

LOCATION

Address: [6716 CHERRYTREE DR](#)
City: ARLINGTON
Georeference: 10895-4-62
Subdivision: EDEN ROAD ESTATES
Neighborhood Code: 1M020A

Latitude: 32.6361750461
Longitude: -97.1304692423
TAD Map: 2108-352
MAPSCO: TAR-110G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: EDEN ROAD ESTATES Block 4
Lot 62

Jurisdictions:

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

State Code: A

Year Built: 1992

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 05921457

Site Name: EDEN ROAD ESTATES-4-62

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,431

Percent Complete: 100%

Land Sqft^{*}: 5,967

Land Acres^{*}: 0.1369

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 ELIZABETH D

PHAN MARIA N

Primary Owner Address:

6716 CHERRYTREE DR
ARLINGTON, TX 76001

Deed Date: 10/25/2016

Deed Volume:

Deed Page:

Instrument: [D216251684](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DARRIGAN MOHAMMAD REZA	6/15/2016	D216130624		
BLACK DAVID E	11/19/1998	00135380000014	0013538	0000014
BLACK DAVID E;BLACK RONALD A	3/11/1993	00109850000596	0010985	0000596
STANLEY CUSTOM HOMES INC	1/14/1993	00109160001672	0010916	0001672
STANLEY CLARENCE W III	12/2/1992	00108700000395	0010870	0000395
STANLEY CLARENCE;STANLEY J B MILLER	10/30/1992	00108600001096	0010860	0001096
BRIGHT BANC SAVINGS ASSOC	6/7/1988	00092910000126	0009291	0000126
BCC PROPERTIES	7/31/1987	00090240000909	0009024	0000909
HOTT & PORTER INC	1/1/1985	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$223,850	\$45,000	\$268,850	\$268,850
2023	\$226,951	\$45,000	\$271,951	\$271,951
2022	\$179,795	\$35,000	\$214,795	\$214,795
2021	\$165,900	\$35,000	\$200,900	\$200,900
2020	\$148,976	\$35,000	\$183,976	\$183,976

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.