



Address: [7601 KITTERY LN](#)
City: ARLINGTON
Georeference: 25134-10-1
Subdivision: MATLOCK ESTATES ADDITION
Neighborhood Code: 1M020S

Latitude: 32.6224864697
Longitude: -97.1106996998
TAD Map: 2114-344
MAPSCO: TAR-111N



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

PROPERTY DATA

Legal Description: MATLOCK ESTATES ADDITION
Block 10 Lot 1

Jurisdictions:

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

State Code: A

Year Built: 1999

Personal Property Account: N/A

Agent: None

Site Number: 07220502

Site Name: MATLOCK ESTATES ADDITION-10-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,051

Percent Complete: 100%

Land Sqft^{*}: 8,276

Land Acres^{*}: 0.1899

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:
PHAM THANH V

Primary Owner Address:
7601 KITTELY LN
ARLINGTON, TX 76002-4175

Deed Date: 4/15/2005
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D205111219](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SECRETARY OF HUD	1/6/2005	D205036145	0000000	0000000
MTG ELECTRONIC REG SYS INC	1/4/2005	D205010061	0000000	0000000
GOULD SHARON K;GOULD TIMOTHY W	7/23/1999	00139510000302	0013951	0000302
GEHAN HOMES LTD	1/1/1998	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	\$245,334	\$55,000	\$300,334	\$300,334
2023	\$259,513	\$55,000	\$314,513	\$296,317
2022	\$260,777	\$40,000	\$300,777	\$269,379
2021	\$204,890	\$40,000	\$244,890	\$244,890
2020	\$186,736	\$40,000	\$226,736	\$226,736

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.