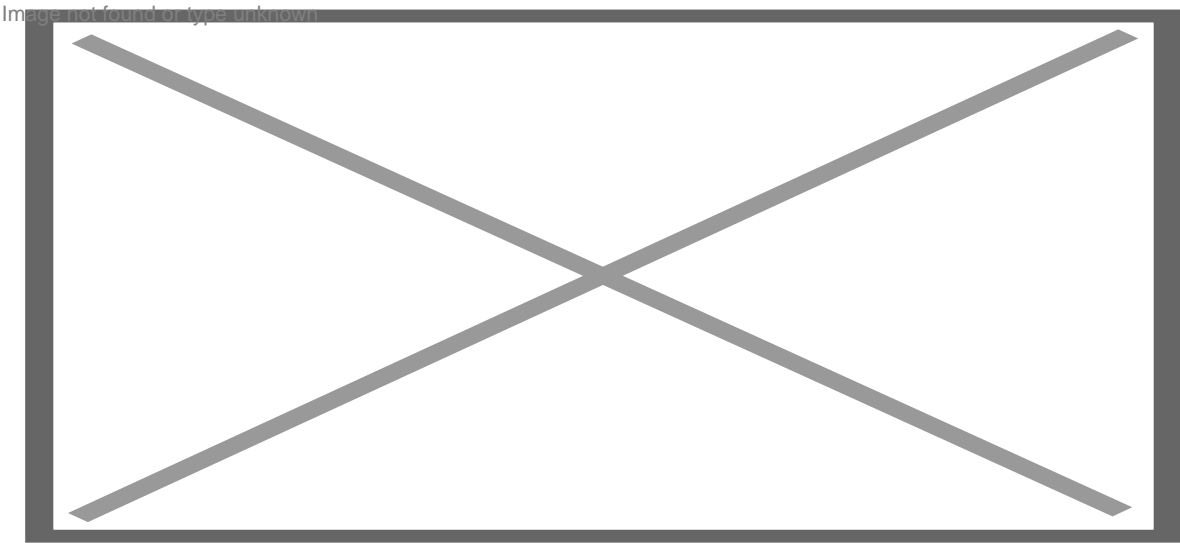




**Address:** [8111 ZEPHYR CT](#)  
**City:** ARLINGTON  
**Georeference:** 34263B-4-14  
**Subdivision:** RIDGE POINT ADDITION  
**Neighborhood Code:** 1M070S

**Latitude:** 32.6145941124  
**Longitude:** -97.0969922665  
**TAD Map:** 2120-344  
**MAPSCO:** TAR-111T



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

**PROPERTY DATA**

**Legal Description:** RIDGE POINT ADDITION Block  
4 Lot 14

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

**State Code:** A  
**Year Built:** 2005  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/15/2025

**Site Number:** 40337618  
**Site Name:** RIDGE POINT ADDITION-4-14  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size+++:** 1,652  
**Percent Complete:** 100%  
**Land Sqft\*** : 8,494  
**Land Acres\*** : 0.1949  
**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:**

TRAN KEVIN D

**Primary Owner Address:**

9111 WILD RIVER DR  
ARLINGTON, TX 76002

**Deed Date:** 12/19/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222290978](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SAEED ERUM;SAEED FAROOQ	11/1/2007	<a href="#">D207394338</a>	0000000	0000000
SECRETARY OF HUD	5/1/2007	<a href="#">D207264521</a>	0000000	0000000
EVERHOME MORTGAGE CO	5/1/2007	<a href="#">D207155800</a>	0000000	0000000
HILL ANGELA;HILL JEREMY	7/18/2005	<a href="#">D205215606</a>	0000000	0000000
HMH LIFESTYLES LP	7/22/2004	<a href="#">D204241725</a>	0000000	0000000
HISTORY MAKER HOMES LLC	12/12/2003	<a href="#">D204010101</a>	0000000	0000000
METROPLEX INVESTMENT GROUP LP	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$245,245	\$50,000	\$295,245	\$295,245
2023	\$243,765	\$50,000	\$293,765	\$293,765
2022	\$190,015	\$30,000	\$220,015	\$220,015
2021	\$182,012	\$30,000	\$212,012	\$212,012
2020	\$169,457	\$30,000	\$199,457	\$199,457

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.