

## LOCATION

**Address:** [6905 YELLOW HAMMER WAY](#)  
**City:** ARLINGTON  
**Georeference:** 22869-5-3-71  
**Subdivision:** KNIGHT'S LANDING ADDITION  
**Neighborhood Code:** A1A0205

**Latitude:** 32.6329898692  
**Longitude:** -97.1797743105  
**TAD Map:** 2096-348  
**MAPSCO:** TAR-109J



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** KNIGHT'S LANDING ADDITION  
 Block 5 Lot 3

**Jurisdictions:**

- CITY OF ARLINGTON (024)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- KENNEDALE ISD (914)

**State Code:** A

**Year Built:** 2024

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800087349

**Site Name:** KNIGHT'S LANDING ADDITION Block 5 Lot 3

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,756

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 3,630

**Land Acres<sup>\*</sup>:** 0.0833

**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:**

FOROUZESH TAHMINEH V  
 FOROUZESH ESMAEEL K

**Primary Owner Address:**

6905 YELLOW HAMMER WAY  
 ARLINGTON, TX 76001

**Deed Date:** 3/11/2025

**Deed Volume:**

**Deed Page:**

**Instrument:** [D225042290](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SFA OPERATIONS LLC	2/7/2024	<a href="#">D224023426</a>		

## 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	\$0	\$52,500	\$52,500	\$52,500
0	\$0	\$0	\$0	\$0

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

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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.