



**Address:** [4008 LEMON GRASS WAY](#)  
**City:** ARLINGTON  
**Georeference:** 44730M-48-4  
**Subdivision:** VIRIDIAN VILLAGE 1B  
**Neighborhood Code:** 3T020B

**Latitude:** 32.7997705679  
**Longitude:** -97.0884116766  
**TAD Map:** 2126-412  
**MAPSCO:** TAR-069C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** VIRIDIAN VILLAGE 1B Block 48  
Lot 4

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
VIRIDIAN MUNICIPAL MGMT DIST (420)  
VIRIDIAN PID #1 (625)  
HURST-EULESS-BEDFORD ISD (916)

**State Code:** A

**Year Built:** 2013

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$477,716

**Protest Deadline Date:** 5/24/2024

**Site Number:** 41624807

**Site Name:** VIRIDIAN VILLAGE 1B-48-4

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

**Parcels:** 1

**Approximate Size+++:** 2,192

**Percent Complete:** 100%

**Land Sqft\*** : 5,175

**Land Acres\*** : 0.1188

**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:**

CRANE RICHARD L  
CRANE DEBRA L

**Primary Owner Address:**

4008 LEMON GRASS WAY  
ARLINGTON, TX 76005

**Deed Date:** 8/24/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216196248](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MICHELSSEN PATRICIA J	4/20/2015	<a href="#">D215089729</a>		
MITCHELL GARY W	6/6/2014	<a href="#">D214120752</a>	0000000	0000000
CAMBRIDGE HOMES LLC	3/28/2013	<a href="#">D213083893</a>	0000000	0000000
HC LOBF ARLINGTON LLC	1/1/2012	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	\$386,666	\$91,050	\$477,716	\$477,716
2024	\$386,666	\$91,050	\$477,716	\$472,309
2023	\$414,960	\$91,050	\$506,010	\$429,372
2022	\$350,580	\$91,028	\$441,608	\$390,338
2021	\$274,853	\$80,000	\$354,853	\$354,853
2020	\$274,853	\$80,000	\$354,853	\$354,853

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.