



**Address:** [1225 BLUE LAKE BLVD](#)  
**City:** ARLINGTON  
**Georeference:** 44730Q-4-40  
**Subdivision:** VIRIDIAN VILLAGE 1C-2  
**Neighborhood Code:** 3T020B

**Latitude:** 32.7978046135  
**Longitude:** -97.0859982816  
**TAD Map:** 2126-408  
**MAPSCO:** TAR-069H



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** VIRIDIAN VILLAGE 1C-2 Block 4  
Lot 40

**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:** 2015

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Site Number:** 41669479

**Site Name:** VIRIDIAN VILLAGE 1C-2-4-40

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

**Parcels:** 1

**Approximate Size+++:** 3,147

**Percent Complete:** 100%

**Land Sqft\*** : 9,888

**Land Acres\*** : 0.2269

**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:**

SEITZ KERRY A  
SEITZ SUZANNE J

**Primary Owner Address:**

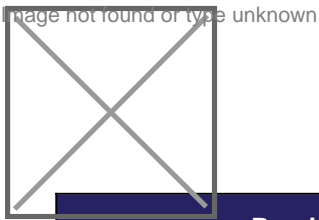
1225 BLUE LAKE BLVD  
ARLINGTON, TX 76005

**Deed Date:** 7/16/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221205716](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
REYNOLDS REVOCABLE LIVING TRUST	4/8/2019	<a href="#">D219073545</a>		
REYNOLDS CATHRINE;REYNOLDS RUSSELL	3/21/2016	<a href="#">D216062873</a>		
DREES CUSTOM HOMES LP	4/30/2015	<a href="#">D215100721</a>		
HC LOBF ARLINGTON LLC	1/1/2013	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	\$516,155	\$119,328	\$635,483	\$635,483
2024	\$516,155	\$119,328	\$635,483	\$635,483
2023	\$580,045	\$119,328	\$699,373	\$643,446
2022	\$465,603	\$119,348	\$584,951	\$584,951
2021	\$320,624	\$125,000	\$445,624	\$445,624
2020	\$320,624	\$125,000	\$445,624	\$445,624

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.