



Address: [1301 BLACK WALNUT LN](#)
City: ARLINGTON
Georeference: 44730L-1-12
Subdivision: VIRIDIAN VILLAGE 1D
Neighborhood Code: 3T020G

Latitude: 32.7941354408
Longitude: -97.0792753823
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 1D Block 1
Lot 12

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: 2017

Personal Property Account: N/A

Agent: NORTH TEXAS PROPERTY TAX SERV (00855)

Notice Sent Date: 4/15/2025

Notice Value: \$907,800

Protest Deadline Date: 5/24/2024

Site Number: 800018443

Site Name: VIRIDIAN VILLAGE 1D 1 12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 3,802

Percent Complete: 100%

Land Sqft* : 14,505

Land Acres* : 0.3330

Pool: Y

+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

DEVRIES DAVID R
SEAGLE MARIAN L

Primary Owner Address:

1301 BLACK WALNUT LN
ARLINGTON, TX 76005

Deed Date: 9/8/2017

Deed Volume:

Deed Page:

Instrument: [D217209730](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ENDEAVOR WALL HOMES LLC	9/5/2017	D217209368		
DREES CUSTOM HOMES LP	7/6/2017	D217158869		

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	\$647,170	\$147,030	\$794,200	\$794,200
2024	\$760,770	\$147,030	\$907,800	\$764,500
2023	\$547,970	\$147,030	\$695,000	\$695,000
2022	\$547,919	\$147,081	\$695,000	\$695,000
2021	\$432,500	\$262,500	\$695,000	\$695,000
2020	\$443,816	\$256,184	\$700,000	\$700,000

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.