



Image not found or type unknown

Address: [4502 SAPPHIRE FALLS WAY](#)
City: ARLINGTON
Georeference: 44731D-7-11
Subdivision: VIRIDIAN VILLAGE 2A
Neighborhood Code: 3T020E

Latitude: 32.8094068035
Longitude: -97.0807507959
TAD Map: 2120-412
MAPSCO: TAR-055Z



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

PROPERTY DATA

Legal Description: VIRIDIAN VILLAGE 2A Block 7
Lot 11

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: 2018

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 800020121

Site Name: VIRIDIAN VILLAGE 2A 7 11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,416

Percent Complete: 100%

Land Sqft* : 6,141

Land Acres* : 0.1410

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:

MCDANIEL JORDAN
MCDANIEL TIMOTHY II

Primary Owner Address:

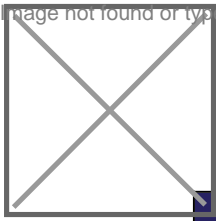
4502 SAPPHIRE FALLS WAY
ARLINGTON, TX 76005

Deed Date: 2/4/2022

Deed Volume:

Deed Page:

Instrument: [D222033734](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
GOODWIN EMILY PATRICIA	9/17/2019	D219219367		
WEEKLEY HOMES LLC	6/30/2017	D217150026		

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	\$399,438	\$96,846	\$496,284	\$496,284
2024	\$399,438	\$96,846	\$496,284	\$496,284
2023	\$443,154	\$96,846	\$540,000	\$540,000
2022	\$381,882	\$96,844	\$478,726	\$445,961
2021	\$325,419	\$80,000	\$405,419	\$405,419
2020	\$297,454	\$80,000	\$377,454	\$377,454

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.