

Tarrant Appraisal District

Property Information | PDF

Account Number: 42368314

Address: 1704 SYCAMORE PEAK TR

City: ARLINGTON

Georeference: 44731E-75-14

Subdivision: VIRIDIAN VILLAGE 2B

Neighborhood Code: 3T020E

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

PROPERTY DATA

Legal Description: VIRIDIAN VILLAGE 2B Block 75

Lot 14

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: 2020

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 800031770

Latitude: 32.8045787794

TAD Map: 2126-412 **MAPSCO:** TAR-070A

Longitude: -97.0736785255

Site Name: VIRIDIAN VILLAGE 2B 75 14 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,761
Percent Complete: 100%

Land Sqft*: 8,624 Land Acres*: 0.1980

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:
NELSON KRISTI T
Primary Owner Address:
1704 SYCAMORE PEAK TR
ARLINGTON, TX 76005

Deed Date: 5/5/2020

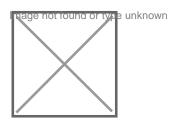
Deed Volume: Deed Page:

Instrument: D220103700

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HIGHLAND HOMES-DALLAS LLC	10/28/2019	D219246969		

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



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	\$405,018	\$94,982	\$500,000	\$500,000
2024	\$425,318	\$94,982	\$520,300	\$520,300
2023	\$451,118	\$94,982	\$546,100	\$546,100
2022	\$426,798	\$95,002	\$521,800	\$519,070
2021	\$365,632	\$106,250	\$471,882	\$471,882
2020	\$0	\$74,375	\$74,375	\$74,375

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.