



Address: [1704 SYCAMORE PEAK TR](#)
City: ARLINGTON
Georeference: 44731E-75-14
Subdivision: VIRIDIAN VILLAGE 2B
Neighborhood Code: 3T020E

Latitude: 32.8045787794
Longitude: -97.0736785255
TAD Map: 2126-412
MAPSCO: TAR-070A



Google Map or type unknown

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
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.

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

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		



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.

+ 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.