

Tarrant Appraisal District

Property Information | PDF

Account Number: 42368357

Address: 1712 SYCAMORE PEAK TR

City: ARLINGTON

Georeference: 44731E-75-18

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 18

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: 2019

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 800031771

Latitude: 32.8043534845

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

Longitude: -97.072885135

Site Name: VIRIDIAN VILLAGE 2B 75 18 Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,544
Percent Complete: 100%

Land Sqft*: 7,840 Land Acres*: 0.1800

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

NANA VIRAN

Primary Owner Address:

1712 SYCAMORE PEAK TR

Deed Date: 1/9/2020

Deed Volume:

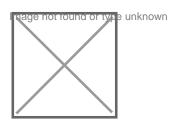
Deed Page:

ARLINGTON, TX 76005 Instrument: D220020361

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WEEKLEY HOMES LLC	5/4/2019	D219096140		

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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	\$495,835	\$90,984	\$586,819	\$586,819
2024	\$495,835	\$90,984	\$586,819	\$586,819
2023	\$486,505	\$90,984	\$577,489	\$537,389
2022	\$397,571	\$90,964	\$488,535	\$488,535
2021	\$338,310	\$106,250	\$444,560	\$444,560
2020	\$308,953	\$106,250	\$415,203	\$415,203

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.