



**Address:** [1803 SPOTTED FAWN DR](#)  
**City:** ARLINGTON  
**Georeference:** 44731M-1-16  
**Subdivision:** VIRIDIAN VILLAGE 3A  
**Neighborhood Code:** 3T020H

**Latitude:** 32.8126262984  
**Longitude:** -97.0779468709  
**TAD Map:** 2126-412  
**MAPSCO:** TAR-055Z



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** VIRIDIAN VILLAGE 3A Block 1  
Lot 16

**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  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$638,710  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 800037772  
**Site Name:** VIRIDIAN VILLAGE 3A 1 16  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size+++:** 3,100  
**Percent Complete:** 100%  
**Land Sqft\*** : 7,927  
**Land Acres\*** : 0.1820  
**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:**  
MANNING TODD ROBERT  
GRAVELY CHRISTY KAY  
**Primary Owner Address:**  
3737 OAK ST  
EULESS, TX 76040

**Deed Date:** 3/26/2024  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D224052193](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RAI DAVINDER KAUR	11/17/2023	<a href="#">D223215046</a>		
RAI DAVINDER KAUR; WILLIAMS ANTHONY CARL	4/16/2022	<a href="#">D222100939</a>		
COHEN CHRISTINE L; JOSLIN TERRY MAURICE	3/30/2021	<a href="#">D221089412</a>		
DREES CUSTOM HOMES LP	12/19/2019	<a href="#">D219296698</a>		

## 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 <sup>+</sup>
2025	\$531,148	\$107,562	\$638,710	\$638,710
2024	\$531,148	\$107,562	\$638,710	\$638,710
2023	\$587,075	\$107,562	\$694,637	\$694,637
2022	\$418,058	\$125,000	\$543,058	\$543,058
2021	\$159,966	\$125,000	\$284,966	\$284,966
2020	\$0	\$87,500	\$87,500	\$87,500

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

There are no exemptions for this property

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.