



Address: [4601 OPAL RIDGE LN](#)
City: ARLINGTON
Georeference: 44731F-50-17
Subdivision: VIRIDIAN VILLAGE 2C
Neighborhood Code: A1A030N

Latitude: 32.8019963569
Longitude: -97.07903163
TAD Map: 2126-412
MAPSCO: TAR-069D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VIRIDIAN VILLAGE 2C Block 50
Lot 17

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: 800042874

Site Name: VIRIDIAN VILLAGE 2C 50 17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,539

Percent Complete: 100%

Land Sqft*: 4,181

Land Acres*: 0.0960

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:

SALMAN TAREK
THOMPSON RACHEL

Primary Owner Address:

4601 OPAL RIDGE LN
ARLINGTON, TX 76005

Deed Date: 6/29/2023

Deed Volume:

Deed Page:

Instrument: [D223122849](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SALMAN RACHEL;SALMAN TAREK	6/29/2023	D223115141		
FLOTTMAN DAVID MICHAEL;FLOTTMAN WENDY LEE	9/30/2020	D223101695 CWD		
CB JENI VIRIDIAN LLC	5/7/2020	D220104128		

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	\$288,656	\$75,000	\$363,656	\$363,656
2024	\$288,656	\$75,000	\$363,656	\$363,656
2023	\$295,379	\$75,000	\$370,379	\$326,241
2022	\$221,583	\$75,000	\$296,583	\$296,583
2021	\$198,033	\$80,000	\$278,033	\$278,033
2020	\$0	\$56,000	\$56,000	\$56,000

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.