



Address: [1606 BIRDS FORT TR](#)
City: ARLINGTON
Georeference: 44731F-53-22
Subdivision: VIRIDIAN VILLAGE 2C
Neighborhood Code: 3T020I

Latitude: 32.804859073
Longitude: -97.0783838241
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 53
Lot 22

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: 2021

Personal Property Account: N/A

Agent: LAW OFFICE OF TIFFANY HAMIL (05943)

Protest Deadline Date: 5/24/2024

Site Number: 800042976
Site Name: VIRIDIAN VILLAGE 2C 53 22
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++: 2,578
Percent Complete: 100%
Land Sqft* : 8,332
Land Acres* : 0.1913
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:
SIDHU SUKHDEV
Primary Owner Address:
1606 BIRDS FORT TRL
ARLINGTON, TX 76005

Deed Date: 1/28/2022
Deed Volume:
Deed Page:
Instrument: [D222029224](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DREES CUSTOM HOMES LP	4/9/2021	D221217171		



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	\$456,008	\$109,992	\$566,000	\$566,000
2024	\$456,008	\$109,992	\$566,000	\$566,000
2023	\$496,008	\$109,992	\$606,000	\$606,000
2022	\$387,521	\$109,982	\$497,503	\$497,503
2021	\$0	\$87,500	\$87,500	\$87,500
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.