

Tarrant Appraisal District

Property Information | PDF

Account Number: 42793376

Address: 826 TRACE HAWK LN

City: ARLINGTON

Georeference: 44730G-6-23

Subdivision: VIRIDIAN VILLAGE NORTH

Neighborhood Code: A1A030N

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

PROPERTY DATA

Legal Description: VIRIDIAN VILLAGE NORTH

Block 6 Lot 23

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: 2022

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 800065388

Site Name: VIRIDIAN VILLAGE NORTH Block 6 Lot 23

Latitude: 32.8019772313

TAD Map: 2120-412 **MAPSCO:** TAR-069C

Longitude: -97.0953129878

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,640
Percent Complete: 100%

Land Sqft*: 2,222 Land Acres*: 0.0510

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

BELTRAN OSCAR ALBERTO

KAN KRISTIN

Primary Owner Address: 826 TRACE HAWK LN

ARLINGTON, TX 76005

Deed Date: 9/28/2022

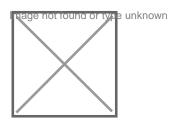
Deed Volume: Deed Page:

Instrument: D222237659

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CADENCE HOMES - VIRIDIAN LLC	9/20/2021	D221277200		

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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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$304,920	\$75,000	\$379,920	\$379,920
2024	\$304,920	\$75,000	\$379,920	\$379,920
2023	\$407,241	\$75,000	\$482,241	\$482,241
2022	\$0	\$52,500	\$52,500	\$52,500
0	\$0	\$0	\$0	\$0

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.