



Address: [1425 EDEN VALLEYWOOD WAY](#)
City: ARLINGTON
Georeference: 44731G-17-16
Subdivision: VIRIDIAN VILLAGE 2D
Neighborhood Code: 3T020A

Latitude: 32.803699181
Longitude: -97.0814080697
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 2D Block 17
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: 2023

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Protest Deadline Date: 5/24/2024

Site Number: 800066796
Site Name: VIRIDIAN VILLAGE 2D Block 17 Lot 16
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,767
Percent Complete: 100%
Land Sqft^{*}: 4,922
Land Acres^{*}: 0.1130
Pool: N

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

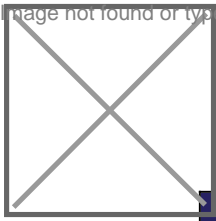
Current Owner:

BALOGUN MUNIRAT
OPEGBEMI OLADAPO

Primary Owner Address:

1425 EDEN VALLEYWOOD WAY
ARLINGTON, TX 76005

Deed Date: 9/18/2023
Deed Volume:
Deed Page:
Instrument: [D223168067](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
DFH COVENTRY LLC	11/3/2022	D222263736		
MCGUYER HOLDINGS LLC	2/14/2022	D222064038		

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	\$410,582	\$88,596	\$499,178	\$499,178
2024	\$527,404	\$88,596	\$616,000	\$616,000
2023	\$0	\$62,017	\$62,017	\$62,017
2022	\$0	\$62,017	\$62,017	\$62,017
0	\$0	\$0	\$0	\$0

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

- 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.