



Address: [1776 CLOUDED WREN DR](#)
City: ARLINGTON
Georeference: 44731G-32-13
Subdivision: VIRIDIAN VILLAGE 2D
Neighborhood Code: 3T020A

Latitude: 32.8006831199
Longitude: -97.0794781092
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 32
Lot 13

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: TARRANT PROPERTY TAX SERVICE (00065) **Pool:** N

Protest Deadline Date: 5/24/2024

Site Number: 800067047
Site Name: VIRIDIAN VILLAGE 2D Block 32 Lot 13
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,672
Percent Complete: 100%
Land Sqft^{*}: 4,922
Land Acres^{*}: 0.1130

+++ Rounded.

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

OWNER INFORMATION

Current Owner:

ALVAREZ EDWARD P

Primary Owner Address:

1776 CLOUDED WREN DR
ARLINGTON, TX 76005

Deed Date: 11/18/2022

Deed Volume:

Deed Page:

Instrument: [D222273000](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DFH COVENTRY LLC	1/13/2022	D222014569		
MHI PARTNERSHIP LTD	8/2/2021	D221175174		



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	\$399,404	\$88,596	\$488,000	\$488,000
2024	\$484,924	\$88,596	\$573,520	\$573,520
2023	\$474,909	\$88,596	\$563,505	\$563,505
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.