

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 42843489

Address: 1535 BOYDS BRANCH DR

City: ARLINGTON

**Georeference:** 44731N-29-18

Subdivision: VIRIDIAN VILLAGE 3B

Neighborhood Code: 3T020L

Googlet Mapd or type unknown

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

## PROPERTY DATA

Legal Description: VIRIDIAN VILLAGE 3B Block 29

Lot 18

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: OCONNOR & ASSOCIATES (00436)

Protest Deadline Date: 5/24/2024

**Site Number:** 800070338

Site Name: VIRIDIAN VILLAGE 3B Block 29 Lot 18

Site Class: A1 - Residential - Single Family

Latitude: 32.8097800499

**TAD Map:** 2132-416 **MAPSCO:** TAR-056W

Longitude: -97.0696179458

Parcels: 1

Approximate Size+++: 2,984
Percent Complete: 100%

Land Sqft\*: 11,718 Land Acres\*: 0.2690

Pool: N

+++ Rounded.

## OWNER INFORMATION

**Current Owner:** 

GRIFFITH KELLY ANDREW
GRIFFITH DEBRA RENE
Primary Owner Address:
Deed Volume:
Deed Page:

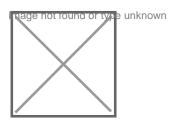
1535 BOYDS BRANCH DR
ARLINGTON, TX 76005

Instrument: D223054435

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DREES CUSTOM HOMES LP	4/6/2022	D222089915		

08-24-2025 Page 1

<sup>\*</sup> 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. Tarrant County Tax Office Account Information.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$464,433	\$130,308	\$594,741	\$594,741
2024	\$523,907	\$130,308	\$654,215	\$654,215
2023	\$373,947	\$130,308	\$504,255	\$504,255
2022	\$0	\$91,213	\$91,213	\$91,213
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.

08-24-2025 Page 2

<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.