



Address: [3117 WINTER ROSE WAY](#)
City: ARLINGTON
Georeference: 44722-1-61
Subdivision: VIRIDIAN COLLINS WEST-SOUTH
Neighborhood Code: A1A0300

Latitude: 32.7903310829
Longitude: -97.0981635932
TAD Map: 2120-408
MAPSCO: TAR-069F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VIRIDIAN COLLINS WEST-SOUTH Block 1 Lot 61

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 2023

Personal Property Account: N/A

Agent: RYAN LLC (00320)

Notice Sent Date: 4/15/2025

Notice Value: \$217,577

Protest Deadline Date: 7/12/2024

Site Number: 800079391

Site Name: VIRIDIAN COLLINS WEST-SOUTH Block 1 Lot 61

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,615

Percent Complete: 100%

Land Sqft^{*}: 3,136

Land Acres^{*}: 0.0720

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:

CH CADENCE VIRIDIAN OWNER LP

Primary Owner Address:

8400 BELLEVIEW DR STE 135
PLANO, TX 75024

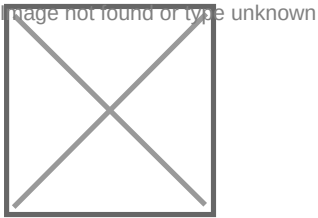
Deed Date: 8/1/2022

Deed Volume:

Deed Page:

Instrument: [D22162487](#)

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	\$142,577	\$75,000	\$217,577	\$217,577
2024	\$142,577	\$75,000	\$217,577	\$205,577
2023	\$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.

+ 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.