+++ Rounded.

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

## **OWNER INFORMATION**

Protest Deadline Date: 5/24/2024

**Current Owner:** MADHANI RAHIM MADHANI NIKITA

**Primary Owner Address:** 3112 CLIFF SWALLOW LN ARLINGTON, TX 76005

Deed Date: 8/29/2024 **Deed Volume: Deed Page:** Instrument: D224155725

Latitude: 32.7870403076 Longitude: -97.0951638165 **TAD Map:** 2120-404 MAPSCO: TAR-069L

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Georeference: 23274-1-22

Neighborhood Code: 3T020C

Subdivision: LAKESIDE AT VIRIDIAN

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

Legal Description: LAKESIDE AT VIRIDIAN Block 1

## **PROPERTY DATA**

Lot 22 PART IN TIF #6

Jurisdictions:

CITY OF ARLINGTON (024) **TARRANT COUNTY (220)** Site Number: 800081817 **TARRANT COUNTY HOSPITAL (224** Site Name: LAKESIDE AT VIRIDIAN Block 1 Lot 22 PART IN TIF #6 TARRANT COUNTY COLLEGE (225) VIRIDIAN MUNICIPAL MGMT DIST (420) Parcels: 2 VIRIDIAN PID #1 (625) HURST-EULESS-BEDFORD ISD (916)pproximate Size+++: 2,835 State Code: A Percent Complete: 100% Year Built: 2024 Land Sqft\*: 5,968 Personal Property Account: N/A Land Acres\*: 0.1370 Agent: None Pool: N Notice Sent Date: 4/15/2025 Notice Value: \$203.144

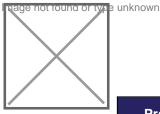
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**City: ARLINGTON** 



# **Tarrant Appraisal District** Property Information | PDF Account Number: 42967111



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WEEKLEY HOMES LLC	2/1/2024	D224017864		

#### 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	\$156,275	\$46,869	\$203,144	\$203,144
2024	\$0	\$15,225	\$15,225	\$15,225
2023	\$0	\$15,225	\$15,225	\$15,225
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.