



**Address:** [3110 CLIFF SWALLOW LN](#)  
**City:** ARLINGTON  
**Georeference:** 23274-1-23  
**Subdivision:** LAKESIDE AT VIRIDIAN  
**Neighborhood Code:** 3T020C

**Latitude:** 32.787155198  
**Longitude:** -97.0950637412  
**TAD Map:** 2120-404  
**MAPSCO:** TAR-069L



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** LAKESIDE AT VIRIDIAN Block 1  
Lot 23 PART IN TIF #6  
**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 (910)  
**Site Number:** 800081818  
**Site Name:** LAKESIDE AT VIRIDIAN Block 1 Lot 23 PART IN TIF #6  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 2  
**Approximate Size+++:** 2,555  
**State Code:** A  
**Year Built:** 2024  
**Personal Property Account:** N/A  
**Agent:** None  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$326,605  
**Protest Deadline Date:** 5/24/2024  
**Percent Complete:** 100%  
**Land Sqft\*:** 4,835  
**Land Acres\*:** 0.1110  
**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:**  
CHARANIYA EJAZ  
CHARANIYA KARISHMA  
**Primary Owner Address:**  
3110 CLIFF SWALLOW LN  
ARLINGTON, TX 76005  
**Deed Date:** 8/30/2024  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D224159512](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WEEKLEY HOMES LLC	2/11/2024	<a href="#">D224027481</a>		

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 <sup>+</sup>
2025	\$252,629	\$73,976	\$326,605	\$326,605
2024	\$0	\$26,775	\$26,775	\$26,775
2023	\$0	\$26,775	\$26,775	\$26,775
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.