



Address: [3400 EULESS SOUTH MAIN ST](#)
City: ARLINGTON
Georeference: A 891-1L02
Subdivision: KEPHART, SAMUEL SURVEY
Neighborhood Code: WH-North Arlington General

Latitude: 32.7944801162
Longitude: -97.090154212
TAD Map: 2126-408
MAPSCO: TAR-069G



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

PROPERTY DATA

Legal Description: KEPHART, SAMUEL SURVEY
Abstract 891 Tract 1L2

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: C1C
Year Built: 0
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/15/2025

Site Number: 80881342
Site Name: VACANT LAND - COMMERCIAL
Site Class: LandVacantComm - Vacant Land -Commercial
Parcels: 1
Primary Building Name:
Primary Building Type:
Gross Building Area⁺⁺⁺: 0
Net Leasable Area⁺⁺⁺: 0
Percent Complete: 0%
Land Sqft^{*}: 12,893
Land Acres^{*}: 0.2960
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:
VIRIDIAN MUNICIPAL MANAGEMENT DISTRICT
Primary Owner Address:
3100 MCKINNON ST STE 1100
DALLAS, TX 75201

Deed Date: 9/24/2019
Deed Volume:
Deed Page:
Instrument: [D219221720-1](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
VIRIDIAN HOLDINGS LP	6/18/2016	D215157108		
HC LOBF ARLINGTON LLC	11/3/2010	D206323109	0000000	0000000

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	\$0	\$0	\$0	\$0
2024	\$0	\$35,456	\$35,456	\$35,456
2023	\$0	\$35,456	\$35,456	\$35,456
2022	\$0	\$35,456	\$35,456	\$35,456
2021	\$0	\$35,456	\$35,456	\$35,456
2020	\$0	\$35,456	\$35,456	\$35,456

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

- PUBLIC PROPERTY 11.11

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.