

## LOCATION

**Address:** [4821 BEAVER CREEK DR](#)  
**City:** ARLINGTON  
**Georeference:** 44731M-18-22  
**Subdivision:** VIRIDIAN VILLAGE 3A  
**Neighborhood Code:** 3T020H

**Latitude:** 32.8123279684  
**Longitude:** -97.0759038265  
**TAD Map:** 2126-412  
**MAPSCO:** TAR-056W



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** VIRIDIAN VILLAGE 3A Block 18  
 Lot 22

**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:** 2020

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

**Protest Deadline Date:** 5/15/2025

**Site Number:** 800037938  
**Site Name:** VIRIDIAN VILLAGE 3A 18 22  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size+++:** 2,366  
**Percent Complete:** 100%  
**Land Sqft\*:** 5,880  
**Land Acres\*:** 0.1350  
**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:**

FORSTER SANDRA

**Primary Owner Address:**

4821 BEAVER CREEK DR  
 ARLINGTON, TX 76005

**Deed Date:** 11/5/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** 142-22-200877

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARMICHAEL BUDDY EST R;FORSTER SANDRA	12/22/2020	<a href="#">D221002108</a>		
WEEKLEY HOMES LLC	10/17/2019	<a href="#">D219238618</a>		

## VALUES

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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	\$0	\$0	\$0	\$0
2024	\$365,770	\$95,280	\$461,050	\$461,050
2023	\$468,222	\$95,280	\$563,502	\$454,971
2022	\$333,610	\$80,000	\$413,610	\$413,610
2021	\$307,556	\$80,000	\$387,556	\$387,556
2020	\$0	\$56,000	\$56,000	\$56,000

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

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- 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.