



**Address:** [802 TRACE HAWK LN](#)  
**City:** ARLINGTON  
**Georeference:** 44730G-6-35  
**Subdivision:** VIRIDIAN VILLAGE NORTH  
**Neighborhood Code:** A1A030N

**Latitude:** 32.801791468  
**Longitude:** -97.0962755748  
**TAD Map:** 2120-412  
**MAPSCO:** TAR-069B



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

## PROPERTY DATA

**Legal Description:** VIRIDIAN VILLAGE NORTH  
Block 6 Lot 35

**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:** 2021

**Personal Property Account:** N/A

**Agent:** TARRANT PROPERTY TAX SERVICE (00065)

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

**Site Number:** 800065400

**Site Name:** VIRIDIAN VILLAGE NORTH Block 6 Lot 35

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size+++:** 1,675

**Percent Complete:** 100%

**Land Sqft\*:** 2,178

**Land Acres\*:** 0.0500

**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:**  
KARIMI ENTERPRISES LLC  
**Primary Owner Address:**  
PO BOX 122385  
ARLINGTON, TX 76012-8385

**Deed Date:** 9/30/2022  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D222240403](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CADENCE HOMES - VIRIDIAN LLC	9/20/2021	<a href="#">D221277200</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	\$0	\$0	\$0	\$0
2024	\$277,739	\$75,000	\$352,739	\$352,739
2023	\$272,000	\$75,000	\$347,000	\$347,000
2022	\$47,476	\$75,000	\$122,476	\$122,476
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.