



LOCATION

Address: [1423 BIRDS FORT TR](#)
City: ARLINGTON
Georeference: 44731D-14-12
Subdivision: VIRIDIAN VILLAGE 2A
Neighborhood Code: 3T020E

Latitude: 32.805299869
Longitude: -97.0808090736
TAD Map: 2120-412
MAPSCO: TAR-055Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VIRIDIAN VILLAGE 2A Block 14
Lot 12

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: 2017

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 800019590
Site Name: VIRIDIAN VILLAGE 2A 14 12
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++: 2,276
Percent Complete: 100%
Land Sqft* : 4,922
Land Acres* : 0.1130
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:

YOUNG JONG Y
USHIYAMA SAYAKA

Primary Owner Address:

1423 BIRDS FORT TRL
ARLINGTON, TX 76005

Deed Date: 5/31/2018
Deed Volume:
Deed Page:
Instrument: [D218123854](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MHI PARTNERSHIP LTD	12/30/2016	D217000226		

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	\$395,328	\$88,596	\$483,924	\$483,924
2023	\$424,668	\$88,596	\$513,264	\$462,119
2022	\$364,925	\$88,596	\$453,521	\$420,108
2021	\$301,916	\$80,000	\$381,916	\$381,916
2020	\$284,326	\$80,000	\$364,326	\$364,326

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

- 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.