

LOCATION

Address: [1308 SPRING LILAC LN](#)
City: ARLINGTON
Georeference: 44731D-1-39R
Subdivision: VIRIDIAN VILLAGE 2A
Neighborhood Code: 3T020E

Latitude: 32.8068292111
Longitude: -97.0823381299
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 1
 Lot 39R

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)

Site Number: 800028558
Site Name: VIRIDIAN VILLAGE 2A 1 39R
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++: 2,548
Percent Complete: 100%
Land Sqft*: 3,484
Land Acres*: 0.0800
Pool: N

State Code: A
Year Built: 2017
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/15/2025

+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

LITTLEJOHN DEREK B
 LITTLEJOHN ERICA L

Primary Owner Address:

1308 SPRING LILAC LN
 ARLINGTON, TX 76005

Deed Date: 12/1/2020
Deed Volume:
Deed Page:
Instrument: [D220316517](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ELIJAH JUSTIN L;ELIJAH MEYA A	12/28/2017	D218135163		

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	\$491,435	\$62,712	\$554,147	\$490,474
2023	\$482,140	\$62,712	\$544,852	\$445,885
2022	\$393,527	\$62,712	\$456,239	\$405,350
2021	\$288,500	\$80,000	\$368,500	\$368,500
2020	\$288,500	\$80,000	\$368,500	\$368,500

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)
- DISABLED VET 50 to 69 PCT 11.22

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.