

LOCATION

Address: [1310 SPRING LILAC LN](#)
City: ARLINGTON
Georeference: 44731D-1-40R
Subdivision: VIRIDIAN VILLAGE 2A
Neighborhood Code: 3T020E

Latitude: 32.8068291088
Longitude: -97.0822302007
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 40R

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: 800028557
Site Name: VIRIDIAN VILLAGE 2A 1 40R
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++: 2,659
Percent Complete: 100%
Land Sqft*: 3,484
Land Acres*: 0.0800
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:

MAINALI DINESH
 MAINALI DIKSHYA

Primary Owner Address:

1310 SPRING LILAC LN
 ARLINGTON, TX 76005

Deed Date: 12/20/2023

Deed Volume:

Deed Page:

Instrument: [D224000113](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HORST KENT ALAN	2/16/2018	D219121435		

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	\$446,288	\$62,712	\$509,000	\$509,000
2023	\$500,308	\$62,712	\$563,020	\$563,020
2022	\$408,306	\$62,712	\$471,018	\$471,018
2021	\$323,323	\$80,000	\$403,323	\$403,323
2020	\$316,629	\$80,000	\$396,629	\$396,629

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.