



**Address:** [1417 HILL ST](#)  
**City:** GRAPEVINE  
**Georeference:** 2135-12-8  
**Subdivision:** BELLAIRE ADDITION-GRAPEVINE  
**Neighborhood Code:** 3G030J

**Latitude:** 32.9255863721  
**Longitude:** -97.0813497497  
**TAD Map:** 2126-456  
**MAPSCO:** TAR-027R



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

## PROPERTY DATA

**Legal Description:** BELLAIRE ADDITION-GRAPEVINE Block 12 Lot 8

**Jurisdictions:**

- CITY OF GRAPEVINE (011)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- GRAPEVINE-COLLEYVILLE ISD (906)

**State Code:** A

**Year Built:** 1955

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 00154024

**Site Name:** BELLAIRE ADDITION-GRAPEVINE-12-8

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,296

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 15,378

**Land Acres<sup>\*</sup>:** 0.3530

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION



**Current Owner:**

RICHARDSON JARED BLAKE

**Primary Owner Address:**

1119 VALLEY VISTA DR  
GRAPEVINE, TX 76051

**Deed Date:** 7/17/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224135358](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GAN VERONICA H;RICHARDSON JARED B	3/29/2018	<a href="#">D218066365</a>		
WANDER JOSHUA JAMES	4/29/2014	<a href="#">D214087348</a>	0000000	0000000
CLOUD MICHAEL;CLOUD SAFAA C	8/24/2007	<a href="#">D207306563</a>	0000000	0000000
JORDAN RANDY EARL	1/31/2007	<a href="#">D207040753</a>	0000000	0000000
POYSER DEBORAH A	8/24/1992	00107500001254	0010750	0001254
EMERY PATRICIA ANN	12/31/1900	00000000000000	0000000	0000000

## 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	\$271,515	\$102,890	\$374,405	\$374,405
2023	\$268,320	\$70,600	\$338,920	\$338,920
2022	\$221,938	\$70,600	\$292,538	\$292,538
2021	\$195,862	\$70,600	\$266,462	\$266,462
2020	\$177,370	\$70,600	\$247,970	\$247,970

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.