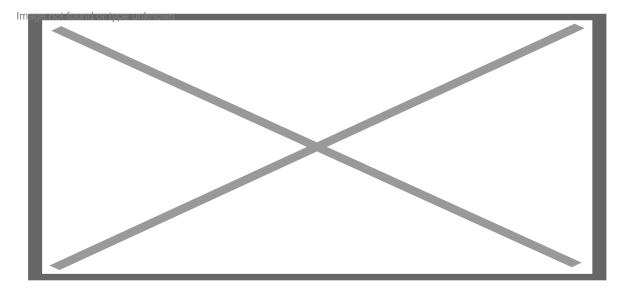


# Tarrant Appraisal District Property Information | PDF Account Number: 01090240

### Address: <u>314 S CHURCH ST</u>

City: GRAPEVINE Georeference: 16060-11-1A Subdivision: GRAPEVINE, CITY OF Neighborhood Code: 3G030K Latitude: 32.9385173695 Longitude: -97.0801810484 TAD Map: 2126-460 MAPSCO: TAR-027M





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

### **PROPERTY DATA**

Legal Description: GRAPEVINE, CITY OF Block 11 Lot 1A(N60'E90.8'1)

#### 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: 1940 Personal Property Account: N/A Agent: PEYCO SOUTHWEST REALTY INC (00506)

+++ Rounded.

Site Number: 01090240 Site Name: GRAPEVINE, CITY OF-11-1A Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size\*\*\*: 1,098 Percent Complete: 100% Land Sqft\*: 5,400 Land Acres\*: 0.1239 Pool: N

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

### **OWNER INFORMATION**



TRIPLE K HOLDINGS LLC

Primary Owner Address: 2909 TURNER WARNELL RD STE 101 ARLINGTON, TX 76001 Deed Date: 11/12/2021 Deed Volume: Deed Page: Instrument: D221335712

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JIMENEZ CHRISTOPHER	8/15/2019	D219183230		
JIMENEZ CHRISTOPHER;JIMENEZ ROBERTO	8/4/2018	2020-PR00263-1		
JIMENEZ FLOR	5/31/2000	00143680000373	0014368	0000373
FELLMAN JON F;FELLMAN MANDY J	6/17/1997	00128230000236	0012823	0000236
MARTIN E N	12/31/1900	000000000000000000000000000000000000000	000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$285,000	\$180,000	\$465,000	\$465,000
2023	\$248,400	\$181,600	\$430,000	\$430,000
2022	\$195,163	\$181,620	\$376,783	\$376,783
2021	\$174,522	\$181,620	\$356,142	\$356,142
2020	\$178,248	\$180,000	\$358,248	\$358,248

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.