



Address: [721 LAKEWOOD LN](#)
City: GRAPEVINE
Georeference: 23380-2-14
Subdivision: LAKEWOOD ACRES ADDN-GRAPEVINE
Neighborhood Code: 3G020I

Latitude: 32.9539216834
Longitude: -97.068164447
TAD Map: 2132-468
MAPSCO: TAR-028B



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

PROPERTY DATA

Legal Description: LAKEWOOD ACRES ADDN-GRAPEVINE Block 2 Lot 14

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: 1985

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 01568280

Site Name: LAKEWOOD ACRES ADDN-GRAPEVINE-2-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,625

Percent Complete: 100%

Land Sqft^{*}: 9,670

Land Acres^{*}: 0.2219

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:

FRAUSTO GUADALUPE
ESPINOZA MELISSA MONICA

Primary Owner Address:

721 LAKEWOOD LN
GRAPEVINE, TX 76051

Deed Date: 7/6/2018

Deed Volume:

Deed Page:

Instrument: [D218152349](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FRAUSTO GUADALUPE	4/4/2017	D217076078		
POWELL JACQUELINE S	4/19/2013	D213100822	0000000	0000000
HICKMAN GINA;HICKMAN J GREGORY	4/18/2005	D205112857	0000000	0000000
TATUM DAVID A SR;TATUM JEANNE	4/30/1985	00081700002158	0008170	0002158
GRADEVCO N V	3/21/1984	00077760000853	0007776	0000853
JOANNA PELGROMS	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*
2025	\$0	\$0	\$0	\$0
2024	\$347,788	\$100,000	\$447,788	\$388,999
2023	\$280,000	\$80,000	\$360,000	\$353,635
2022	\$282,000	\$40,000	\$322,000	\$319,000
2021	\$250,000	\$40,000	\$290,000	\$290,000
2020	\$250,000	\$40,000	\$290,000	\$290,000

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.