



Address: [2210 RYAN RDG](#)
City: GRAPEVINE
Georeference: 10129-4-42
Subdivision: DOVE CROSSING
Neighborhood Code: 3G020V

Latitude: 32.9618006618
Longitude: -97.0926868656
TAD Map: 2120-468
MAPSCO: TAR-013Y



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

PROPERTY DATA

Legal Description: DOVE CROSSING Block 4 Lot 42

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: 1986

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Protest Deadline Date: 5/15/2025

Site Number: 05570263

Site Name: DOVE CROSSING-4-42

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,596

Percent Complete: 100%

Land Sqft^{*}: 4,767

Land Acres^{*}: 0.1094

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:
STEWART PHILIP C
Primary Owner Address:
2210 RYAN RDG
GRAPEVINE, TX 76051-2732

Deed Date: 5/6/2004
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D204144198](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TAYLOR MICHAEL E	9/26/1994	00000000000000	0000000	0000000
TAYLOR CATHERINE;TAYLOR MICHAEL	11/16/1988	00094410001204	0009441	0001204
PAVLOVICH MARCY;PAVLOVICH ROGER	5/7/1986	00085400001439	0008540	0001439
NASH PHILLIPS/COPUS INC	1/24/1986	00084370002013	0008437	0002013
DOVE CROSSING DEV CO	1/1/1984	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	\$312,440	\$80,000	\$392,440	\$332,750
2023	\$295,731	\$70,000	\$365,731	\$302,500
2022	\$230,000	\$45,000	\$275,000	\$275,000
2021	\$249,643	\$45,000	\$294,643	\$291,587
2020	\$220,079	\$45,000	\$265,079	\$265,079

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.