



Address: [2204 RYAN RDG](#)
City: GRAPEVINE
Georeference: 10129-4-45
Subdivision: DOVE CROSSING
Neighborhood Code: 3G020V

Latitude: 32.9622151625
Longitude: -97.0926564759
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 45

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: None

Protest Deadline Date: 5/15/2025

Site Number: 05570336

Site Name: DOVE CROSSING-4-45

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,438

Percent Complete: 100%

Land Sqft^{*}: 4,674

Land Acres^{*}: 0.1073

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:
FREEMAN JOE

Primary Owner Address:
2204 RYAN RIDGE
GRAPEVINE, TX 76051

Deed Date: 4/21/2017
Deed Volume:
Deed Page:
Instrument: [D217090191](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BOWLIN ELIZABETH	1/10/2006	D206013648	0000000	0000000
AGUILA & CASTORES TRUST	11/20/2004	D204376894	0000000	0000000
MOFFETT COLIN J;MOFFETT LAURIE D	5/15/2003	00167860000062	0016786	0000062
DEUTSCHE BANK TRUST CO AMERICA	3/4/2003	00164740000392	0016474	0000392
THOMISON JAMES;THOMISON KATHY	9/27/2001	00151650000022	0015165	0000022
JUDY CARRIE;JUDY JASON T	7/20/1998	00133480000351	0013348	0000351
REESE CHAS H JR;REESE JUDITH V	3/21/1994	00115090000650	0011509	0000650
OLSON BRIAN;OLSON PHILLIS ROWSEY	10/30/1992	00108330002004	0010833	0002004
TALLEY EDWARD C;TALLEY JONI R	6/1/1989	00096120000537	0009612	0000537
SECRETARY OF HUD	4/6/1988	00094540001570	0009454	0001570
AMERIWAY MORTGAGE CORP	4/5/1988	00092540000715	0009254	0000715
ROBINSON DENNIS W	4/25/1986	00085270001192	0008527	0001192
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	\$291,839	\$80,000	\$371,839	\$366,849
2023	\$294,211	\$70,000	\$364,211	\$333,499
2022	\$263,626	\$45,000	\$308,626	\$303,181
2021	\$233,179	\$45,000	\$278,179	\$275,619
2020	\$205,563	\$45,000	\$250,563	\$250,563

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.