

# Tarrant Appraisal District Property Information | PDF Account Number: 05632226

### Address: 4320 BRADFORD DR

City: GRAPEVINE Georeference: 15396-1-19 Subdivision: GLADE CROSSING 2A & 2B Neighborhood Code: 3C100H Latitude: 32.8922157734 Longitude: -97.0863866492 TAD Map: 2126-444 MAPSCO: TAR-041H





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

### **PROPERTY DATA**

Legal Description: GLADE CROSSING 2A & 2B Block 1 Lot 19

### Jurisdictions:

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

State Code: A

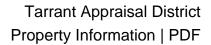
Year Built: 1987 Personal Property Account: N/A

Agent: None Protest Deadline Date: 5/15/2025 Site Number: 05632226 Site Name: GLADE CROSSING 2A & 2B-1-19 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 2,452 Percent Complete: 100% Land Sqft<sup>\*</sup>: 8,588 Land Acres<sup>\*</sup>: 0.1971 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: PANDIAN MUTHUKUMAR MUTHUPERUMAL THIRUNAVUKKARASU SUBATHRA

Primary Owner Address: 4320 BRADFORD DR GRAPEVINE, TX 76051 Deed Date: 3/5/2024 Deed Volume: Deed Page: Instrument: D224040138

Previous Owners	Date	Instrument	Deed Volume	Deed Page
THE COMBINER LLC	6/28/2021	D221186584		
BRITT JONATHAN;BRITT KAREN M	3/15/1996	00123040002176	0012304	0002176
JARRETT CYNTHIA; JARRETT JOHN P	9/15/1988	00093890001154	0009389	0001154
PULTE HOME CORP OF TEXAS	4/23/1987	00089240000537	0008924	0000537
GLADE CROSSING DEV CORP	1/1/1984	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	\$452,337	\$98,600	\$550,937	\$546,600
2023	\$356,900	\$98,600	\$455,500	\$455,500
2022	\$337,949	\$98,600	\$436,549	\$436,549
2021	\$269,912	\$75,000	\$344,912	\$344,912
2020	\$269,912	\$75,000	\$344,912	\$344,912

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.