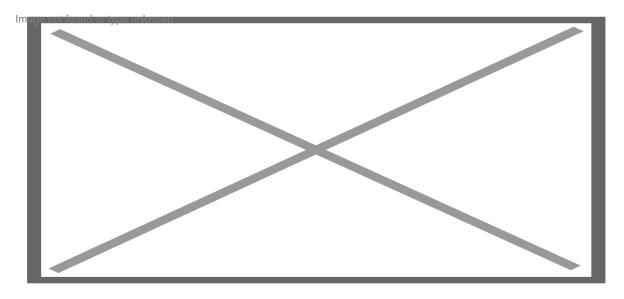


# Tarrant Appraisal District Property Information | PDF Account Number: 06428940

#### Address: 2408 BONHAM TR

City: GRAPEVINE Georeference: 1255-6-14 Subdivision: AUSTIN OAKS ADDITION-GRAPEVINE Neighborhood Code: 3G010R Latitude: 32.944471129 Longitude: -97.1056586502 TAD Map: 2120-464 MAPSCO: TAR-027E





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

### **PROPERTY DATA**

#### Legal Description: AUSTIN OAKS ADDITION-GRAPEVINE Block 6 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: 1991 Personal Property Account: N/A Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/15/2025

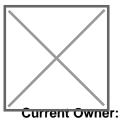
Site Number: 06428940 Site Name: AUSTIN OAKS ADDITION-GRAPEVINE-6-14 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size\*\*\*\*: 3,033 Percent Complete: 100% Land Sqft\*: 18,714 Land Acres\*: 0.4296 Pool: N

#### +++ Rounded.

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

## **OWNER INFORMATION**





ARANDA MARIO JR

Primary Owner Address: 2408 BONHAM TR GRAPEVINE, TX 76051-8010 Deed Date: 12/14/2010 Deed Volume: 0000000 Deed Page: 0000000 Instrument: D210315433

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TASKER B JEFFREY;TASKER TWYLA J	4/6/1992	00106030001006	0010603	0001006
PIERCE HOMES INC	8/16/1991	00103910000552	0010391	0000552
REGENCY CUSTOM HOMES LTD	12/27/1990	00101430001409	0010143	0001409
AUSTOAK INC	1/1/1990	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	\$441,798	\$114,000	\$555,798	\$534,138
2023	\$429,216	\$95,000	\$524,216	\$485,580
2022	\$456,625	\$52,250	\$508,875	\$441,436
2021	\$349,055	\$52,250	\$401,305	\$401,305
2020	\$349,055	\$52,250	\$401,305	\$401,305

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.