

LOCATION

Address: [3513 EMERALD CT](#)

City: GRAPEVINE

Georeference: 47318H-2-8

Subdivision: WINDSOR FOREST ADDITION

Neighborhood Code: 3C031J

Latitude: 32.9028963377

Longitude: -97.1108989223

TAD Map: 2114-448

MAPSCO: TAR-041A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WINDSOR FOREST ADDITION

Block 2 Lot 8

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: 1993

Personal Property Account: N/A

Agent: THE RAY TAX GROUP LLC (01008)

Protest Deadline Date: 5/15/2025

Site Number: 06547737

Site Name: WINDSOR FOREST ADDITION-2-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,675

Percent Complete: 100%

Land Sqft^{*}: 13,050

Land Acres^{*}: 0.2995

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

CANAFAX MATTHEW C

CANAFAX RACHEL A

Primary Owner Address:

3513 EMERALD CT

GRAPEVINE, TX 76051-5629

Deed Date: 8/3/2016

Deed Volume:

Deed Page:

Instrument: [D216178268](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GARDENER E R;GARDENER JOAN E	6/27/1994	00116390001858	0011639	0001858
GARY PANNO INC	1/8/1993	00109130001031	0010913	0001031
MJM PREFERRED PROPERTIES CORP	4/1/1992	00106440000394	0010644	0000394
DEES JOHN	1/1/1992	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	\$456,484	\$149,800	\$606,284	\$606,284
2023	\$575,200	\$149,800	\$725,000	\$706,500
2022	\$465,200	\$149,800	\$615,000	\$615,000
2021	\$475,539	\$89,880	\$565,419	\$565,419
2020	\$435,120	\$89,880	\$525,000	\$525,000

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.