

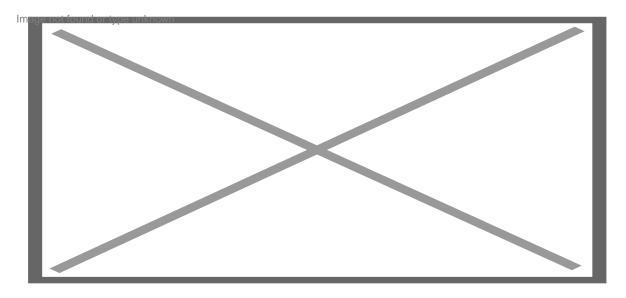
Tarrant Appraisal District Property Information | PDF Account Number: 06723950

Address: <u>3305 WILSHIRE AVE</u> City: GRAPEVINE Georeference: 2012J-A-20 Subdivision: BELFORT ADDITION

Neighborhood Code: 3C031S

Latitude: 32.8942634965 Longitude: -97.1021348087 TAD Map: 2120-444 MAPSCO: TAR-041F





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

PROPERTY DATA

Legal Description: BELFORT ADDITION Block A Lot 20

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: 1999 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 06723950 Site Name: BELFORT ADDITION-A-20 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size+++: 3,236 Percent Complete: 100% Land Sqft*: 11,878 Land Acres*: 0.2726 Pool: N

+++ Rounded.

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

OWNER INFORMATION



NOEL TREVOR O NOEL BRENDA K

Primary Owner Address: 3305 WILSHIRE AVE GRAPEVINE, TX 76051-8727 Deed Date: 12/8/2004 Deed Volume: 0000000 Deed Page: 0000000 Instrument: D205283113

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SIMMONS LINDA C	12/7/2004	D204383431	000000	0000000
NOEL BRENDA K;NOEL TREVOR O	11/3/1999	00140930000406	0014093	0000406
D R HORTON TEXAS LTD	6/10/1999	00138800000194	0013880	0000194
WRIGHT JOE L	1/3/1997	00126400001719	0012640	0001719
HALL JOHNSON PARTNERS LTD	1/1/1994	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	\$581,740	\$136,350	\$718,090	\$611,206
2023	\$430,901	\$136,350	\$567,251	\$555,642
2022	\$375,580	\$136,350	\$511,930	\$505,129
2021	\$377,398	\$81,810	\$459,208	\$459,208
2020	\$379,217	\$81,810	\$461,027	\$461,027

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)
- DISABLED VET 70 to 99 PCT 11.22

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.