



Address: [3408 BALLARD DR](#)
City: GRAPEVINE
Georeference: 23329-1-5
Subdivision: LAKEVIEW ESTATES - GV
Neighborhood Code: 3S100C

Latitude: 32.9802328648
Longitude: -97.1232663829
TAD Map: 2114-476
MAPSCO: TAR-012R



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

PROPERTY DATA

Legal Description: LAKEVIEW ESTATES - GV
Block 1 Lot 5

Jurisdictions:

- CITY OF GRAPEVINE (011)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- CARROLL ISD (919)

State Code: A

Year Built: 2004

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40220869

Site Name: LAKEVIEW ESTATES - GV-1-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,492

Percent Complete: 100%

Land Sqft^{*}: 7,540

Land Acres^{*}: 0.1730

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:
ELLISON FRANCINE D
Primary Owner Address:
3408 BALLARD DR
GRAPEVINE, TX 76092-3218

Deed Date: 6/28/2004
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D204221669](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MERCEDES HOMES OF TEXAS LTD	2/25/2004	D204086570	0000000	0000000
FOUR PEAKS INVESTORS I LTD	1/1/2003	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	\$536,244	\$129,825	\$666,069	\$585,217
2023	\$402,190	\$129,825	\$532,015	\$532,015
2022	\$420,248	\$86,550	\$506,798	\$486,490
2021	\$355,714	\$86,550	\$442,264	\$442,264
2020	\$341,086	\$77,895	\$418,981	\$418,981

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.