

# Tarrant Appraisal District Property Information | PDF Account Number: 40221482

#### Address: 3821 SANDLIN ST

City: GRAPEVINE Georeference: 23329-2-30 Subdivision: LAKEVIEW ESTATES - GV Neighborhood Code: 3S100C Latitude: 32.9782844599 Longitude: -97.1256400752 TAD Map: 2114-476 MAPSCO: TAR-012Q





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

## **PROPERTY DATA**

Legal Description: LAKEVIEW ESTATES - GV Block 2 Lot 30

#### Jurisdictions:

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

State Code: A

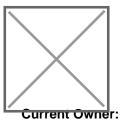
### Year Built: 2004

Personal Property Account: N/A Agent: GILL DENSON & COMPANY LLC (12107) Protest Deadline Date: 5/15/2025 Site Number: 40221482 Site Name: LAKEVIEW ESTATES - GV-2-30 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 2,455 Percent Complete: 100% Land Sqft<sup>\*</sup>: 7,526 Land Acres<sup>\*</sup>: 0.1727 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: TANDANG PAULUS TANDANG HANDRAYAN

Primary Owner Address: PO BOX 92204 SOUTHLAKE, TX 76092 Deed Date: 8/31/2004 Deed Volume: 0000000 Deed Page: 0000000 Instrument: D204294336

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MERCEDES HOMES OF TEXAS LTD	3/24/2003	00165320000383	0016532	0000383
FOUR PEAKS INVESTORS I LTD	1/1/2003	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	\$442,648	\$129,600	\$572,248	\$572,248
2023	\$355,900	\$129,600	\$485,500	\$485,500
2022	\$364,504	\$86,400	\$450,904	\$450,904
2021	\$347,434	\$86,400	\$433,834	\$433,834
2020	\$335,940	\$77,760	\$413,700	\$413,700

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.