

Tarrant Appraisal District

Property Information | PDF

Account Number: 40395499

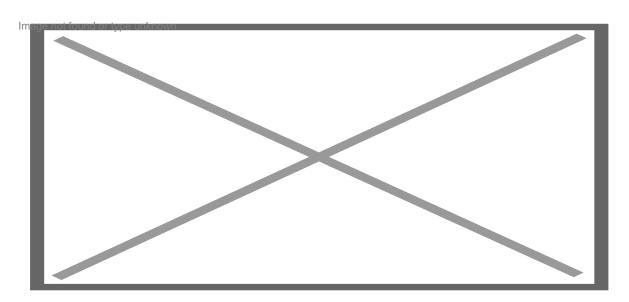
Address: 5447 CHILDRESS DR

City: GRAND PRAIRIE

Georeference: 23213D-15-27 Subdivision: LAKE PARKS EAST Neighborhood Code: 1M700K **Latitude:** 32.6424402966 **Longitude:** -97.0445644914

TAD Map: 2138-352 **MAPSCO:** TAR-112H





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

PROPERTY DATA

Legal Description: LAKE PARKS EAST Block 15 Lot

27

Jurisdictions:

CITY OF GRAND PRAIRIE (038)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

MANSFIELD ISD (908)

State Code: A Year Built: 2004

Personal Property Account: N/A

Agent: None

+++ Rounded.

Protest Deadline Date: 5/15/2025

Site Number: 40395499

Site Name: LAKE PARKS EAST-15-27 Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,813
Percent Complete: 100%

Land Sqft*: 7,631 Land Acres*: 0.1751

Pool: N

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

OWNER INFORMATION

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Current Owner:

GEBRE-SELASSIE HAILE **Primary Owner Address:** 5447 CHILDRESS DR

GRAND PRAIRIE, TX 75052-8571

Deed Date: 8/22/2012 Deed Volume: 0000000 **Deed Page: 0000000** Instrument: D212208702

Previous Owners	Date	Instrument Deed Volume		Deed Page
SECRETARY OF HUD	9/14/2011	D212077236	0000000	0000000
MIDFIRST BANK	9/6/2011	D211221244	0000000	0000000
CLIFTON JASPER L	7/26/2007	D207276477	0000000	0000000
PRUDENIAL RELOCATION INC	7/26/2007	D207276476	0000000	0000000
SUTTON VANESA	2/28/2005	D205065168	0000000	0000000
BEAZER HOMES TEXAS LP	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	\$382,194	\$65,000	\$447,194	\$397,032
2023	\$380,097	\$65,000	\$445,097	\$360,938
2022	\$318,869	\$65,000	\$383,869	\$328,125
2021	\$233,295	\$65,000	\$298,295	\$298,295
2020	\$234,393	\$65,000	\$299,393	\$299,393

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.