

Tarrant Appraisal District

Property Information | PDF Account Number: 40469719

Address: 2712 WEST SHORE DR Latitude: 32.6227220334

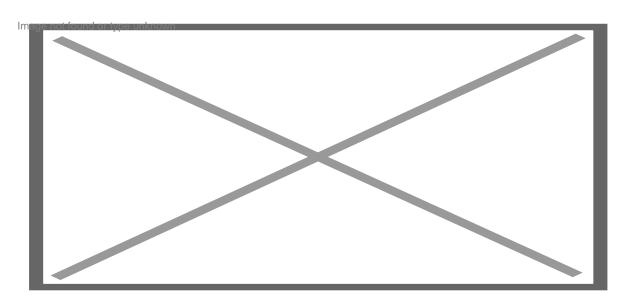
City: GRAND PRAIRIE **Georeference:** 45976B-B-7

Subdivision: WEST SHORE AT JOE POOL LAKE

Neighborhood Code: 1M700E

Longitude: -97.0567352829
TAD Map: 2132-348
MAPSCO: TAR-112Q





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

PROPERTY DATA

Legal Description: WEST SHORE AT JOE POOL

LAKE Block B Lot 7

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: PROPERTY TAX PROTEST (00795)

Protest Deadline Date: 5/15/2025

Site Number: 40469719

Site Name: WEST SHORE AT JOE POOL LAKE-B-7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,910
Percent Complete: 100%

Land Sqft*: 7,435 **Land Acres*:** 0.1706

Pool: N

+++ Rounded.

OWNER INFORMATION

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



ESLAM BASHIR

Primary Owner Address:

1114 ARIANA RD

SAN MARCOS, CA 92069-8121

Deed Date: 9/26/2008

Deed Volume: 0000000

Deed Page: 0000000

Instrument: D208376890

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCGEE TERRENCE	4/15/2005	D205113271	0000000	0000000
D R HORTON - TEXAS LTD	7/27/2004	D204240914	0000000	0000000
WESTSHORE JOINT VENTURE LAND	1/1/2004	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	\$352,023	\$60,000	\$412,023	\$412,023
2023	\$358,681	\$60,000	\$418,681	\$418,681
2022	\$336,697	\$60,000	\$396,697	\$396,697
2021	\$248,979	\$60,000	\$308,979	\$308,979
2020	\$250,151	\$60,000	\$310,151	\$310,151

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

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.

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