



Address: [2764 BAY SHORE LN](#)
City: GRAND PRAIRIE
Georeference: 8537J-I-29
Subdivision: COVE AT GRAND PENINSULA, THE
Neighborhood Code: 1M500L

Latitude: 32.5991146408
Longitude: -97.0478580556
TAD Map: 2138-336
MAPSCO: TAR-126D



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

PROPERTY DATA

Legal Description: COVE AT GRAND PENINSULA,
THE Block I Lot 29

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: 2008

Personal Property Account: N/A

Agent: PROPERTY TAX LOCK (11667)

Protest Deadline Date: 5/15/2025

Site Number: 40945618

Site Name: COVE AT GRAND PENINSULA, THE-I-29

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,177

Percent Complete: 100%

Land Sqft^{*}: 6,000

Land Acres^{*}: 0.1377

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION



Current Owner:

HOUKEN KLAUS J
ENGELIN IRENE

Primary Owner Address:

2764 BAY SHORE LN
GRAND PRAIRIE, TX 75054

Deed Date: 6/30/2017

Deed Volume:

Deed Page:

Instrument: [D217150560](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|----------------------------------|-----------|----------------------------|-------------|-----------|
| CANTABRANA JOSE;CANTABRANA KATHY | 5/16/2008 | D208192768 | 0000000 | 0000000 |
| HIGHLAND HOMES LTD | 9/24/2007 | D207350049 | 0000000 | 0000000 |
| W/J PENINSULA DEV LP | 1/1/2005 | 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 | \$306,787 | \$70,000 | \$376,787 | \$376,673 |
| 2023 | \$299,399 | \$70,000 | \$369,399 | \$342,430 |
| 2022 | \$300,900 | \$60,000 | \$360,900 | \$311,300 |
| 2021 | \$223,803 | \$59,197 | \$283,000 | \$283,000 |
| 2020 | \$223,803 | \$59,197 | \$283,000 | \$283,000 |

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.