



Address: [1940 ENCHANTED WAY](#)
City: GRAPEVINE
Georeference: 15243-2-4
Subdivision: GENESIS ADDITION
Neighborhood Code: OFC-Northeast Tarrant County

Latitude: 32.9569932072
Longitude: -97.0357624946
TAD Map: 2138-468
MAPSCO: TAR-028D



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

PROPERTY DATA

Legal Description: GENESIS ADDITION Block 2 Lot 4

Jurisdictions:

- CITY OF GRAPEVINE (011)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- GRAPEVINE-COLLEYVILLE ISD (906)

State Code: F1

Year Built: 2007

Personal Property Account: [14761918](#)

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 80877146

Site Name: 1940 Enchanted Way

Site Class: OFCLowRise - Office-Low Rise

Parcels: 1

Primary Building Name: OFFICE / 41307119

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 26,720

Net Leasable Area⁺⁺⁺: 24,595

Percent Complete: 100%

Land Sqft^{*}: 66,094

Land Acres^{*}: 1.5173

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:
ENCHANTED OFFICE LLC
Primary Owner Address:
8501 CROSS TIMBERS RD
FLOWER MOUND, TX 75022

Deed Date: 5/4/2023
Deed Volume:
Deed Page:
Instrument: [D223077688](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
UNITED CELLULAR INC	7/15/2011	D211171966	0000000	0000000
CAPITAL ONE NA	11/3/2009	D209290225	0000000	0000000
NN ENCHANTED LLC	1/1/2007	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	\$2,953,436	\$396,564	\$3,350,000	\$3,350,000
2023	\$2,953,436	\$396,564	\$3,350,000	\$3,350,000
2022	\$2,523,436	\$396,564	\$2,920,000	\$2,920,000
2021	\$2,505,769	\$395,564	\$2,901,333	\$2,901,333
2020	\$2,504,769	\$396,564	\$2,901,333	\$2,901,333

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.