



**Address:** [4413 VINEYARD CREEK DR](#)  
**City:** GRAPEVINE  
**Georeference:** 44729D-1-7A  
**Subdivision:** VINEYARD CREEK ESTATES  
**Neighborhood Code:** 3C100M

**Latitude:** 32.8911318207  
**Longitude:** -97.0952311693  
**TAD Map:** 2120-444  
**MAPSCO:** TAR-041F



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

## PROPERTY DATA

**Legal Description:** VINEYARD CREEK ESTATES  
Block 1 Lot 7A

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2017

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 41675452

**Site Name:** VINEYARD CREEK ESTATES-1-7

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,525

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,096

**Land Acres<sup>\*</sup>:** 0.2547

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION



**Current Owner:**  
HANSEN FAMILY TRUST  
**Primary Owner Address:**  
4413 VINEYARD CREEK DR  
GRAPEVINE, TX 76051

**Deed Date:** 8/9/2017  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D217184260](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HANSEN ELIZABETH;HANSEN JOSEPH	5/30/2017	<a href="#">D217121373</a>		
MHI PARTNERSHIP LTD	11/10/2016	<a href="#">D216265791</a>		
FR FINANCE LLC	9/3/2015	<a href="#">D215209597</a>		
D R HORTON TEXAS LTD	1/1/2013	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$562,650	\$127,350	\$690,000	\$665,500
2023	\$567,650	\$127,350	\$695,000	\$605,000
2022	\$486,434	\$127,350	\$613,784	\$550,000
2021	\$390,000	\$110,000	\$500,000	\$500,000
2020	\$390,000	\$110,000	\$500,000	\$500,000

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.