



**Address:** [944 LUCAS DR](#)  
**City:** GRAPEVINE  
**Georeference:** 3810-C-8  
**Subdivision:** BROOKHOLLOW ESTATES  
**Neighborhood Code:** 3G010L

**Latitude:** 32.9496411807  
**Longitude:** -97.0871061964  
**TAD Map:** 2126-464  
**MAPSCO:** TAR-027D



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** BROOKHOLLOW ESTATES  
Block C Lot 8

**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:** 1968

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$260,002

**Protest Deadline Date:** 5/24/2024

**Site Number:** 00309680

**Site Name:** BROOKHOLLOW ESTATES-C-8

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,399

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,650

**Land Acres<sup>\*</sup>:** 0.1756

**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:**

ASHBAKER MICHAEL  
ASHBAKER CYNTHIA

**Primary Owner Address:**

944 N LUCAS DR  
GRAPEVINE, TX 76051-5064

**Deed Date:** 2/18/2000

**Deed Volume:** 0014279

**Deed Page:** 0000238

**Instrument:** 00142790000238

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SMITH ALLEN T;SMITH LISA M	7/8/1994	00936520001970	0093652	0001970
STOUT DANNY E;STOUT SHARON LEE	7/18/1985	00082420000555	0008242	0000555
STOUT DANNY E;STOUT SHARON	7/11/1985	00082420000555	0008242	0000555
STOUT DANNY E;STOUT SHARON L	6/27/1985	00082420000555	0008242	0000555
FOGLESONG K E	12/31/1900	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	\$175,002	\$85,000	\$260,002	\$260,002
2024	\$175,002	\$85,000	\$260,002	\$242,837
2023	\$178,323	\$85,000	\$263,323	\$220,761
2022	\$170,692	\$30,000	\$200,692	\$200,692
2021	\$159,227	\$30,000	\$189,227	\$189,227
2020	\$177,546	\$30,000	\$207,546	\$207,546

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.