



Address: [425 RIDGE RD](#)
City: GRAPEVINE
Georeference: 9640-8-7R
Subdivision: DELLWOOD ACRES ADDITION
Neighborhood Code: 3G030G

Latitude: 32.9366552505
Longitude: -97.0904081491
TAD Map: 2120-460
MAPSCO: TAR-027L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: DELLWOOD ACRES ADDITION
Block 8 Lot 7R

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: 1962

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$683,653

Protest Deadline Date: 5/24/2024

Site Number: 00702226

Site Name: DELLWOOD ACRES ADDITION-8-7R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,243

Percent Complete: 100%

Land Sqft^{*}: 15,033

Land Acres^{*}: 0.3451

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:

JAMES ANDREW JR

Primary Owner Address:

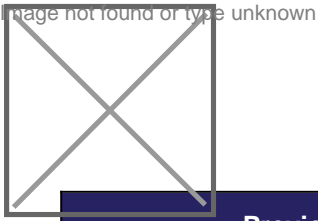
425 RIDGE RD
GRAPEVINE, TX 76051-3531

Deed Date: 5/8/2002

Deed Volume: 0015668

Deed Page: 0000416

Instrument: 00156680000416



Previous Owners	Date	Instrument	Deed Volume	Deed Page
DITZLER ADAM	5/5/1994	00115770001855	0011577	0001855
FLEMING CARLA HIGGIN;FLEMING DANIEL	5/23/1986	00085560000684	0008556	0000684
SIMMONS VIRGINIA P	10/3/1985	00083280000821	0008328	0000821
SIMMONS W W JR	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 ⁺
2025	\$582,488	\$101,165	\$683,653	\$502,745
2024	\$582,488	\$101,165	\$683,653	\$457,041
2023	\$585,242	\$69,020	\$654,262	\$415,492
2022	\$493,097	\$69,020	\$562,117	\$377,720
2021	\$282,759	\$69,020	\$351,779	\$343,382
2020	\$282,759	\$69,020	\$351,779	\$312,165

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.