



Address: [2725 SPARTACUS DR](#)
City: GRAND PRAIRIE
Georeference: 14513-C-7
Subdivision: FORUM RESIDENTIAL COMM
Neighborhood Code: 1S030A

Latitude: 32.6838168943
Longitude: -97.0508882496
TAD Map: 2138-368
MAPSCO: TAR-098L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FORUM RESIDENTIAL COMM
Block C Lot 7

Jurisdictions:

CITY OF GRAND PRAIRIE (038)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)

State Code: A

Year Built: 1979

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$428,418

Protest Deadline Date: 5/24/2024

Site Number: 00977535

Site Name: FORUM RESIDENTIAL COMM-C-7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,934

Percent Complete: 100%

Land Sqft^{*}: 9,600

Land Acres^{*}: 0.2203

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:

HERNANDEZ CIPRIANO
HERNANDEZ NATALIA

Primary Owner Address:

PO BOX 542075
GRAND PRAIRIE, TX 75054

Deed Date: 3/15/2017

Deed Volume:

Deed Page:

Instrument: [D217060775](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLEARY LLC	7/27/2016	D216168691		
JONES JEROME;JONES LA VERA	6/24/1993	00111330000566	0011133	0000566
ADMINISTRATOR VETERAN AFFAIRS	2/3/1993	00109490001358	0010949	0001358
STM MTG CO	2/2/1993	00109410001756	0010941	0001756
NGUYEN SI TON;NGUYEN XUAN	7/6/1984	00078120001951	0007812	0001951
WILLIAM J WALSH	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	\$280,600	\$86,400	\$367,000	\$367,000
2024	\$342,018	\$86,400	\$428,418	\$406,175
2023	\$385,243	\$55,000	\$440,243	\$369,250
2022	\$325,869	\$55,000	\$380,869	\$335,682
2021	\$250,165	\$55,000	\$305,165	\$305,165
2020	\$226,581	\$55,000	\$281,581	\$281,581

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.