



**Address:** [2441 LANCASTER DR](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 14516-C-1  
**Subdivision:** FORUM TERRACE ADDITION  
**Neighborhood Code:** 1S030H

**Latitude:** 32.7076702874  
**Longitude:** -97.0414459184  
**TAD Map:** 2138-376  
**MAPSCO:** TAR-084Z



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** FORUM TERRACE ADDITION  
Block C Lot 1

**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:** \$316,336  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 00978345  
**Site Name:** FORUM TERRACE ADDITION-C-1  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,062  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 8,050  
**Land Acres<sup>\*</sup>:** 0.1848  
**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:**  
MUNOZ ALFONSO  
MUNOZ ESPERANZA  
**Primary Owner Address:**  
2441 LANCASTER DR  
GRAND PRAIRIE, TX 75052-4607

**Deed Date:** 6/29/1998  
**Deed Volume:** 0013308  
**Deed Page:** 0000111  
**Instrument:** 00133080000111

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CASTILLO EFRAIN;CASTILLO U ESTRADA	6/27/1996	00124380002307	0012438	0002307
BLACKBURN DOREEN;BLACKBURN GARY D	3/31/1993	00110040002098	0011004	0002098
RAGLAND ROBERT GENE	12/31/1900	000000000000000	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	\$243,886	\$72,450	\$316,336	\$267,676
2024	\$243,886	\$72,450	\$316,336	\$243,342
2023	\$264,778	\$40,000	\$304,778	\$221,220
2022	\$243,650	\$40,000	\$283,650	\$201,109
2021	\$160,714	\$40,000	\$200,714	\$182,826
2020	\$144,544	\$40,000	\$184,544	\$166,205

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.