



Address: [2534 SEVEN HILLS DR](#)
City: GRAND PRAIRIE
Georeference: 14519-7-1
Subdivision: FORUM VILLAGE S W ADDITION
Neighborhood Code: 1S030C

Latitude: 32.6837709527
Longitude: -97.0417244048
TAD Map: 2138-368
MAPSCO: TAR-098M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FORUM VILLAGE S W
ADDITION Block 7 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: 1990

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$387,887

Protest Deadline Date: 5/24/2024

Site Number: 00982288

Site Name: FORUM VILLAGE S W ADDITION-7-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,389

Percent Complete: 100%

Land Sqft^{*}: 13,286

Land Acres^{*}: 0.3050

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:

ALVAREZ JASON A

Primary Owner Address:

2534 SEVEN HILLS DR
GRAND PRAIRIE, TX 75052-7209

Deed Date: 10/20/2009

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D209281690](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SECRETARY OF HUD	4/11/2005	D205138701	0000000	0000000
FIRST HORIZON HOME LOAN CORP	4/5/2005	D205101868	0000000	0000000
VALDEZ FABIAN SR	3/5/2003	00165100000256	0016510	0000256
MILAM DEBRA;MILAM LOYCE	11/25/1991	00104630001212	0010463	0001212
EMGEE CONST CO INC	7/11/1990	00099850000780	0009985	0000780
U S HOME CORP	7/13/1983	00075560000429	0007556	0000429
HEMOCRAFT LAND DEV INC	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	\$294,601	\$93,286	\$387,887	\$368,053
2024	\$294,601	\$93,286	\$387,887	\$334,594
2023	\$310,161	\$45,000	\$355,161	\$304,176
2022	\$261,491	\$45,000	\$306,491	\$276,524
2021	\$223,476	\$45,000	\$268,476	\$251,385
2020	\$187,871	\$45,000	\$232,871	\$228,532

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.