



Address: [3601 SAN REMO DR](#)
City: GRAND PRAIRIE
Georeference: 14519-8-1
Subdivision: FORUM VILLAGE S W ADDITION
Neighborhood Code: 1S030C

Latitude: 32.6838244594
Longitude: -97.0394334082
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 8 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: 1984

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$277,467

Protest Deadline Date: 5/24/2024

Site Number: 00982385

Site Name: FORUM VILLAGE S W ADDITION-8-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,440

Percent Complete: 100%

Land Sqft^{*}: 9,085

Land Acres^{*}: 0.2085

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:

TOLENTINO MARIO C
TOLENTINO ANNIE M

Primary Owner Address:

3601 SAN REMO DR
GRAND PRAIRIE, TX 75052

Deed Date: 11/23/2015

Deed Volume:

Deed Page:

Instrument: [D215276556](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARREON FELIZA I	12/4/1994	000000000000000	0000000	0000000
CARREON ANTONIO V;CARREON FELIZA I	7/6/1993	00111690002362	0011169	0002362
GOHEEN OPAL L;GOHEEN PAUL E	1/30/1990	00098320000429	0009832	0000429
METRO ESCROW CO INC	9/14/1989	00097480002013	0009748	0002013
FISHER DENISE;FISHER RICHARD W	5/3/1984	00078180000684	0007818	0000684
HEMOCRAFT CAPITAL CORP	8/22/1983	00075950001394	0007595	0001394
HEMOCRAFT LAND DEV INC	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 ⁺
2025	\$195,702	\$81,765	\$277,467	\$271,596
2024	\$195,702	\$81,765	\$277,467	\$246,905
2023	\$236,594	\$45,000	\$281,594	\$224,459
2022	\$174,270	\$45,000	\$219,270	\$204,054
2021	\$149,511	\$45,000	\$194,511	\$185,504
2020	\$126,308	\$45,000	\$171,308	\$168,640

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.