



**Address:** [2323 MOCKINGBIRD DR](#)  
**City:** GRAPEVINE  
**Georeference:** 36815-7-12  
**Subdivision:** RUSSWOOD ESTATES  
**Neighborhood Code:** 3G020T

**Latitude:** 32.9631873874  
**Longitude:** -97.082708161  
**TAD Map:** 2126-468  
**MAPSCO:** TAR-013Z



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** RUSSWOOD ESTATES Block 7  
Lot 12

**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:** 1981

**Personal Property Account:** N/A

**Agent:** OCONNOR & ASSOCIATES (00436)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 02581094

**Site Name:** RUSSWOOD ESTATES-7-12

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,659

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,254

**Land Acres<sup>\*</sup>:** 0.2353

**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:**

8688 PROPERTIES LLC

**Primary Owner Address:**

2703 DERBY CT  
SOUTHLAKE, TX 76092

**Deed Date:** 11/2/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223198914](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROGERS ANJA M;ROGERS MARK A	2/26/2021	<a href="#">D221055328</a>		
BUSCH DEBRA	8/23/2002	00159140000159	0015914	0000159
BUSCH DEBRA RAE;BUSCH RICKY	6/25/1989	00096630001255	0009663	0001255
PETERSON RICKY;PETERSON RICKY BUSCH	7/18/1986	00086190002344	0008619	0002344
LEOPARD KIMBERLY;LEOPARD RUSSELL	5/2/1984	00085180002172	0008518	0002172
MODEL INV 6	5/1/1984	00078140001393	0007814	0001393

## 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	\$293,752	\$100,000	\$393,752	\$393,752
2024	\$323,933	\$100,000	\$423,933	\$423,933
2023	\$359,469	\$70,000	\$429,469	\$429,469
2022	\$291,076	\$55,000	\$346,076	\$346,076
2021	\$247,891	\$55,000	\$302,891	\$299,394
2020	\$220,000	\$55,000	\$275,000	\$272,176

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

There are no exemptions for this property

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.