



Address: [1308 WOODVINE DR](#)
City: EULESS
Georeference: 39310-1-5
Subdivision: SOTOGRADE ADDITION
Neighborhood Code: 3B030F

Latitude: 32.8182871496
Longitude: -97.148484152
TAD Map: 2108-416
MAPSCO: TAR-054S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SOTOGRADE ADDITION Block
1 Lot 5

Jurisdictions:

CITY OF EULESS (025)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 1973

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Notice Sent Date: 4/15/2025

Notice Value: \$433,248

Protest Deadline Date: 5/24/2024

Site Number: 02794160

Site Name: SOTOGRADE ADDITION-1-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,694

Percent Complete: 100%

Land Sqft^{*}: 13,200

Land Acres^{*}: 0.3030

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

MANS MELANIE

Primary Owner Address:

1308 WOODVINE DR
EULESS, TX 76040

Deed Date: 3/8/2021

Deed Volume:

Deed Page:

Instrument: [D221062523](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|--------------------------------|------------|----------------------------|-------------|-----------|
| GONZALES REBECCA;GONZALES RUDY | 7/2/2018 | D218145800 | | |
| THE QHS SERIES AP | 6/29/2018 | D218145799 | | |
| FIELDER MICHAEL | 6/29/2018 | D218144357 | | |
| WAISANEN ANGELA;WAISANEN BRAD | 5/31/2016 | D216119793 | | |
| LOWRANCE JEFFREY | 2/24/2015 | D21503248 | | |
| ALBONE DAVID P;ALBONE TRACYE K | 7/29/2003 | D203283714 | 0017021 | 0000314 |
| SHORT DELMER L;SHORT MARGARET | 12/31/1900 | 00056520000153 | 0005652 | 0000153 |

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 | \$343,248 | \$90,000 | \$433,248 | \$433,248 |
| 2024 | \$343,248 | \$90,000 | \$433,248 | \$414,824 |
| 2023 | \$350,004 | \$70,000 | \$420,004 | \$377,113 |
| 2022 | \$272,830 | \$70,000 | \$342,830 | \$342,830 |
| 2021 | \$238,217 | \$70,000 | \$308,217 | \$308,217 |
| 2020 | \$256,175 | \$70,000 | \$326,175 | \$326,175 |

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.