



Address: [805 MANNING ST](#)
City: GRAND PRAIRIE
Georeference: 44100-6-2
Subdivision: TYRE ESTATES ADDITION
Neighborhood Code: 1C041G

Latitude: 32.7327808143
Longitude: -97.0360125333
TAD Map: 2138-388
MAPSCO: TAR-084M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TYRE ESTATES ADDITION
Block 6 Lot 2

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: 1960

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$209,997

Protest Deadline Date: 5/24/2024

Site Number: 03210359

Site Name: TYRE ESTATES ADDITION-6-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,332

Percent Complete: 100%

Land Sqft^{*}: 8,400

Land Acres^{*}: 0.1928

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:

DUARTE DAVID

Primary Owner Address:

805 MANNING ST
GRAND PRAIRIE, TX 75051-2609

Deed Date: 10/6/2011

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D211255629](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JEFFERSON MYRON D	1/7/1997	00127290000459	0012729	0000459
K H I INC	11/15/1996	00126110001781	0012611	0001781
WYATT ALLIE EST;WYATT EDDIE	1/11/1960	00034060000231	0003406	0000231

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	\$149,997	\$60,000	\$209,997	\$106,863
2024	\$149,997	\$60,000	\$209,997	\$97,148
2023	\$168,829	\$50,000	\$218,829	\$88,316
2022	\$153,496	\$30,000	\$183,496	\$80,287
2021	\$111,784	\$30,000	\$141,784	\$72,988
2020	\$89,679	\$30,000	\$119,679	\$66,353

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)
- HOMESTEAD DISABLED PERSON 11.13 (c)

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.