



Address: [318 TURNER RD](#)
City: GRAPEVINE
Georeference: A 946-30R01
Subdivision: LEONARD, ARCHIBALD F SURVEY
Neighborhood Code: 3G030A

Latitude: 32.9433133109
Longitude: -97.0757495303
TAD Map: 2126-464
MAPSCO: TAR-028E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LEONARD, ARCHIBALD F SURVEY Abstract 946 Tract 30R01

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: 2003
Personal Property Account: N/A
Agent: CHANDLER CROUCH (11730)
Protest Deadline Date: 5/24/2024

Site Number: 03999734
Site Name: LEONARD, ARCHIBALD F SURVEY-30R01
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,040
Percent Complete: 100%
Land Sqft^{*}: 5,227
Land Acres^{*}: 0.1200
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:
CHIVERS EVELYN ELAINE
Primary Owner Address:
318 TURNER RD
GRAPEVINE, TX 76051

Deed Date: 1/1/2022
Deed Volume:
Deed Page:
Instrument: HEIR03999734

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BALDWIN REGINA;BROWN CECILE;CHIVERS BRANDY;CHIVERS CAMESHA;CHIVERS FAMILY TRUST;HOLLINS BRAYMOND;NELSON SHALADRIAN;TILMORN LAMORN	12/15/2021	D222042364		
BALDWIN REGINA;BROWN CECILE;CHIVERS BRANDY;CHIVERS CAMESHA;CHIVERS EVELYN ELAINE;HOLLINS BRAYMOND;NELSON SHALADRIAN;TILMORN LAMORN	10/15/2019	D222009651		
CHIVERS NONA J	11/25/1971	0000000000000000	0000000	0000000
CHIVERS HERMAN;CHIVERS NONA J	12/31/1900	000384600000053	0003846	0000053

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	\$130,145	\$140,000	\$270,145	\$270,145
2024	\$160,161	\$140,000	\$300,161	\$300,161
2023	\$185,969	\$140,000	\$325,969	\$325,969
2022	\$164,687	\$140,000	\$304,687	\$303,813
2021	\$136,194	\$140,000	\$276,194	\$276,194
2020	\$123,410	\$140,000	\$263,410	\$263,410

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.