



**Address:** [2506 CHANNING DR](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 30593-F-13  
**Subdivision:** OAK HOLLOW (GRAND PRAIRIE)  
**Neighborhood Code:** 1S0400

**Latitude:** 32.6686418075  
**Longitude:** -97.0414302059  
**TAD Map:** 2138-364  
**MAPSCO:** TAR-098V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** OAK HOLLOW (GRAND PRAIRIE) Block F Lot 13

**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  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 04426509  
**Site Name:** OAK HOLLOW (GRAND PRAIRIE)-F-13  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,444  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,967  
**Land Acres<sup>\*</sup>:** 0.1828  
**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:**  
HERRERA DANIEL  
**Primary Owner Address:**  
PO BOX 200006  
EVANS, CO 80620

**Deed Date:** 6/27/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D223113098](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARTINEZ ADELA	6/24/2014	<a href="#">D214132993</a>	0000000	0000000
BROOKS KATHY;BROOKS WELDON JR	5/26/1999	00138550000166	0013855	0000166
HERNANDEZ ROBERT	5/10/1988	00092690002321	0009269	0002321
CORIN JAMES;CORIN MARTIA JOHNSON	4/3/1987	00088960000397	0008896	0000397
GUL MAHMOOD	6/28/1986	00085930002046	0008593	0002046
CORIN JAMES D	6/27/1986	00085930002043	0008593	0002043
GUL BARBARA;GUL MAHMOOD,	10/25/1984	00079880002243	0007988	0002243
HORTON MARTIN;WILEY INC	12/31/1900	00000000000000	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 <sup>+</sup>
2025	\$192,187	\$71,703	\$263,890	\$263,890
2024	\$192,187	\$71,703	\$263,890	\$263,890
2023	\$209,255	\$45,000	\$254,255	\$230,564
2022	\$170,654	\$45,000	\$215,654	\$209,604
2021	\$154,342	\$45,000	\$199,342	\$190,549
2020	\$131,135	\$45,000	\$176,135	\$173,226

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.