



**Address:** [1303 SHANNON ST](#)  
**City:** GRAPEVINE  
**Georeference:** A 34-3B06  
**Subdivision:** ALLEN, WILLIAM Y SURVEY  
**Neighborhood Code:** 3G0100

**Latitude:** 32.9554318664  
**Longitude:** -97.0892867835  
**TAD Map:** 2126-468  
**MAPSCO:** TAR-027C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ALLEN, WILLIAM Y SURVEY  
Abstract 34 Tract 3B06

**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:** 1985

**Personal Property Account:** N/A

**Agent:** OOWNWELL INC (12140)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$469,247

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

**Site Number:** 04464591

**Site Name:** ALLEN, WILLIAM Y SURVEY-3B06

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,225

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,325

**Land Acres<sup>\*</sup>:** 0.2600

**Pool:** Y

<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:**

WORDEN JOHN B

**Primary Owner Address:**

1303 SHANNON ST  
GRAPEVINE, TX 76051-2847

**Deed Date:** 7/5/2005

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D205222900](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
AZELART JILL A;AZELART LIONEL J	5/28/1999	00138430000017	0013843	0000017
BROWN DAVID W	11/27/1991	00104590001492	0010459	0001492
ALLEN J B MD	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	\$326,517	\$79,279	\$405,796	\$405,796
2024	\$389,968	\$79,279	\$469,247	\$434,500
2023	\$343,000	\$52,000	\$395,000	\$395,000
2022	\$357,673	\$52,000	\$409,673	\$359,520
2021	\$274,836	\$52,000	\$326,836	\$326,836
2020	\$313,492	\$52,000	\$365,492	\$347,342

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.