



Address: [2649 CHANNING DR](#)
City: GRAND PRAIRIE
Georeference: 30593-H-13
Subdivision: OAK HOLLOW (GRAND PRAIRIE)
Neighborhood Code: 1S0400

Latitude: 32.6673450665
Longitude: -97.0465170805
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 H 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: 1983

Personal Property Account: N/A

Agent: TEXAS PROPERTY TAX REDUCTIONS LLC (0024)

Notice Sent Date: 4/15/2025

Notice Value: \$334,571

Protest Deadline Date: 5/24/2024

Site Number: 04626540

Site Name: OAK HOLLOW (GRAND PRAIRIE)-H-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,404

Percent Complete: 100%

Land Sqft^{*}: 6,782

Land Acres^{*}: 0.1556

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

CLYDE NORWOOD DALE
NORWOOD BRENDA J

Primary Owner Address:

2649 CHANNING DR
GRAND PRAIRIE, TX 75052

Deed Date: 9/15/2021

Deed Volume:

Deed Page:

Instrument: [D221273371](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NORWOOD BRENDA;NORWOOD CLYDE	9/18/1992	00107880000610	0010788	0000610
PHM FINANCE CORP	5/5/1992	00106240001318	0010624	0001318
MARTINEZ JOE L;MARTINEZ MARY	5/28/1988	00092860001402	0009286	0001402
KIPELIAN HAMPASSUM	6/20/1983	00075370002175	0007537	0002175

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	\$273,533	\$61,038	\$334,571	\$334,571
2024	\$273,533	\$61,038	\$334,571	\$332,750
2023	\$298,236	\$45,000	\$343,236	\$302,500
2022	\$230,000	\$45,000	\$275,000	\$275,000
2021	\$218,638	\$45,000	\$263,638	\$252,385
2020	\$184,990	\$45,000	\$229,990	\$229,441

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)
- DISABLED VET 70 to 99 PCT 11.22

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.