



**Address:** [3328 CIRCLEWOOD CT](#)  
**City:** GRAPEVINE  
**Georeference:** 8519-9-25  
**Subdivision:** COUNTRYSIDE ESTATES ADDITION  
**Neighborhood Code:** 3C030L

**Latitude:** 32.8884927293  
**Longitude:** -97.1180153719  
**TAD Map:** 2114-444  
**MAPSCO:** TAR-040M



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** COUNTRYSIDE ESTATES  
ADDITION Block 9 Lot 25

**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:** 1989

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$673,697

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

**Site Number:** 04784499

**Site Name:** COUNTRYSIDE ESTATES ADDITION-9-25

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,967

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 12,164

**Land Acres<sup>\*</sup>:** 0.2792

**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:**

CROSS KENNETH RONALD  
CROSS NICOLE C

**Primary Owner Address:**

3328 CIRCLEWOOD CT  
GRAPEVINE, TX 76051

**Deed Date:** 9/12/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224163604](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ATAMAH KEVIN	11/21/2022	<a href="#">D222277444</a>		
THE ATAMAH GROUP LLC	7/5/2022	<a href="#">D222169840</a>		
JAJAN HUGO N;JOHN THERESA	10/14/2013	<a href="#">D213268044</a>	0000000	0000000
JOHN THERESA A	8/21/2002	00159130000159	0015913	0000159
STENG CHARLES J;STENG CHERYL	9/21/1989	00097140002100	0009714	0002100
TLS HOMES INC	5/8/1989	00095930000712	0009593	0000712
MIKE SANDLIN HOMES INC	1/15/1988	00091800000449	0009180	0000449
VERMEERSCH CHRISTIANE	2/28/1984	00077550000400	0007755	0000400
MID CITIES DEVELOPMENT CO	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	\$534,097	\$139,600	\$673,697	\$673,697
2024	\$534,097	\$139,600	\$673,697	\$611,180
2023	\$416,018	\$139,600	\$555,618	\$555,618
2022	\$381,546	\$139,600	\$521,146	\$454,189
2021	\$332,899	\$80,000	\$412,899	\$412,899
2020	\$330,534	\$80,000	\$410,534	\$410,534

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.