



**Address:** [4209 RUSTIC DR](#)  
**City:** GRAPEVINE  
**Georeference:** 8519-10-3  
**Subdivision:** COUNTRYSIDE ESTATES ADDITION  
**Neighborhood Code:** 3C030L

**Latitude:** 32.8890275631  
**Longitude:** -97.1166625382  
**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 10 Lot 3

**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:** 1988

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Notice Value:** \$487,110

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

**Site Number:** 04784839

**Site Name:** COUNTRYSIDE ESTATES ADDITION-10-3

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,381

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,577

**Land Acres<sup>\*</sup>:** 0.2198

**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:**

MARTINEZ GEORGE  
MARTINEZ CINDY M

**Primary Owner Address:**

4209 RUSTIC DR  
GRAPEVINE, TX 76051-6537

**Deed Date:** 7/27/2007

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D207269995](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KYSER DAVID C;KYSER OLGA G	3/5/2004	<a href="#">D204082179</a>	0000000	0000000
ALLCOX JULIE MARIE	8/6/1999	00139570000542	0013957	0000542
STEVENS JULIE;STEVENS ROBERT	7/30/1993	00111870001293	0011187	0001293
CHOU KWONG W;CHOU PUI W	6/20/1990	00099620001395	0009962	0001395
OTTESON DEBRA C;OTTESON F F	5/23/1989	00096050001342	0009605	0001342
WEEKLEY HOMES INC	10/14/1988	00094100002196	0009410	0002196
MIKE SANDLIN HOMES INC	10/13/1988	00094100002194	0009410	0002194
ROUSSEL ETIENEE	2/27/1985	00081020002138	0008102	0002138
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	\$377,160	\$109,950	\$487,110	\$487,110
2024	\$377,160	\$109,950	\$487,110	\$476,364
2023	\$421,280	\$109,950	\$531,230	\$433,058
2022	\$317,855	\$109,950	\$427,805	\$393,689
2021	\$277,899	\$80,000	\$357,899	\$357,899
2020	\$270,000	\$80,000	\$350,000	\$350,000

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.