



Address: [4217 RUSTIC DR](#)
City: GRAPEVINE
Georeference: 8519-10-5
Subdivision: COUNTRYSIDE ESTATES ADDITION
Neighborhood Code: 3C030L

Latitude: 32.8886412508
Longitude: -97.1166635465
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 5

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: None

Notice Sent Date: 4/15/2025

Notice Value: \$530,458

Protest Deadline Date: 5/24/2024

Site Number: 04784855

Site Name: COUNTRYSIDE ESTATES ADDITION-10-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,275

Percent Complete: 100%

Land Sqft^{*}: 9,810

Land Acres^{*}: 0.2252

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

FOURNERAT JASON M

Primary Owner Address:

4217 RUSTIC DR
GRAPEVINE, TX 76051-6537

Deed Date: 1/6/2005

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D205010309](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|---------------------------------|------------|----------------|-------------|-----------|
| MOREY BARBARA JANE | 11/17/1995 | 00121750000665 | 0012175 | 0000665 |
| BHANDARI RAJINDER;BHANDARI RUBY | 7/27/1993 | 00111680001692 | 0011168 | 0001692 |
| RIVERA RICHARD A | 2/24/1989 | 00095230001569 | 0009523 | 0001569 |
| WEEKLY HOMES INC | 1/16/1988 | 00091720000642 | 0009172 | 0000642 |
| MIKE SANDLIN HOMES INC | 1/15/1988 | 00091720000638 | 0009172 | 0000638 |
| 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 ⁺ |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$417,858 | \$112,600 | \$530,458 | \$490,884 |
| 2024 | \$417,858 | \$112,600 | \$530,458 | \$446,258 |
| 2023 | \$395,400 | \$112,600 | \$508,000 | \$405,689 |
| 2022 | \$287,400 | \$112,600 | \$400,000 | \$368,808 |
| 2021 | \$255,280 | \$80,000 | \$335,280 | \$335,280 |
| 2020 | \$257,081 | \$80,000 | \$337,081 | \$337,081 |

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.