



Address: [3314 CLEARFIELD DR](#)
City: GRAPEVINE
Georeference: 8519-10-27
Subdivision: COUNTRYSIDE ESTATES ADDITION
Neighborhood Code: 3C030L

Latitude: 32.8867203812
Longitude: -97.1173929983
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 27

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: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$616,086

Protest Deadline Date: 7/12/2024

Site Number: 04785118

Site Name: COUNTRYSIDE ESTATES ADDITION-10-27

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,669

Percent Complete: 100%

Land Sqft^{*}: 8,555

Land Acres^{*}: 0.1963

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

MCCLINTOCK TIMOTHY M
MCCLINTOCK PAM

Primary Owner Address:

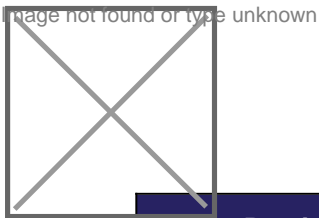
3314 CLEARFIELD DR
GRAPEVINE, TX 76051-6542

Deed Date: 7/14/2005

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D205207740](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BECK CHARMA;BECK DANE E	7/31/1989	00096630002296	0009663	0002296
DREES CO	2/28/1989	00095280000454	0009528	0000454
GRADEVCO INC	8/2/1985	00095280000448	0009528	0000448
VEREECKE ANNIE	9/18/1984	00079540001154	0007954	0001154
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	\$517,886	\$98,200	\$616,086	\$561,758
2024	\$517,886	\$98,200	\$616,086	\$510,689
2023	\$506,495	\$98,200	\$604,695	\$464,263
2022	\$323,857	\$98,200	\$422,057	\$422,057
2021	\$342,057	\$80,000	\$422,057	\$422,057
2020	\$361,360	\$80,000	\$441,360	\$441,360

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.