



**Address:** [1213 CIRCLE VIEW CT](#)  
**City:** GRAPEVINE  
**Georeference:** 14218-1-6  
**Subdivision:** FOREST LAKE ADDN-GRAPEVINE  
**Neighborhood Code:** 3G010M

**Latitude:** 32.94751398  
**Longitude:** -97.0888217027  
**TAD Map:** 2126-464  
**MAPSCO:** TAR-027G



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** FOREST LAKE ADDN-  
GRAPEVINE Block 1 Lot 6

**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:** 1990

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$396,000

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

**Site Number:** 05162343

**Site Name:** FOREST LAKE ADDN-GRAPEVINE-1-6

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,630

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,831

**Land Acres<sup>\*</sup>:** 0.1797

**Pool:** N

<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:**

FOSTER RICHARD D  
FOSTER KARA D

**Primary Owner Address:**

1213 CIRCLE VIEW CT  
GRAPEVINE, TX 76051-5069

**Deed Date:** 5/22/1996

**Deed Volume:** 0

**Deed Page:** 0

**Instrument:** [D218164268-CWD](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FRY CARLA D;FRY JEFFRY L	7/31/1990	00100040001003	0010004	0001003
GSM CORP	4/26/1990	00099200000752	0009920	0000752
BRAEWOOD DEVELOPMENT CORP	12/31/1985	00084140000660	0008414	0000660
FOREST LAKE JOINT VENTURE	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	\$289,000	\$85,000	\$374,000	\$374,000
2024	\$311,000	\$85,000	\$396,000	\$373,969
2023	\$308,682	\$75,000	\$383,682	\$339,972
2022	\$317,857	\$50,000	\$367,857	\$309,065
2021	\$230,968	\$50,000	\$280,968	\$280,968
2020	\$232,744	\$50,000	\$282,744	\$282,744

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.