



Address: [1217 SANDHURST CT](#)
City: GRAPEVINE
Georeference: 14218-1-23
Subdivision: FOREST LAKE ADDN-GRAPEVINE
Neighborhood Code: 3G010M

Latitude: 32.9482564771
Longitude: -97.0895132362
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 23

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: 1987

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$446,500

Protest Deadline Date: 5/24/2024

Site Number: 05162521

Site Name: FOREST LAKE ADDN-GRAPEVINE-1-23

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,897

Percent Complete: 100%

Land Sqft^{*}: 10,866

Land Acres^{*}: 0.2494

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:

LEVERTON RICHARD
GUARDADO KARINA

Primary Owner Address:

1217 SANDHURST CT
GRAPEVINE, TX 76051

Deed Date: 1/11/2024

Deed Volume:

Deed Page:

Instrument: [D224006380](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KELLEY KEVIN KRISTOPHER	5/31/2019	D219117282		
MORTON JAMES H	11/29/2006	D206380632	0000000	0000000
BROCK CINDY A	2/3/2003	00163860000415	0016386	0000415
HOSKINS JULIA LEE	6/30/1987	00089960001724	0008996	0001724
COMMONWEALTH MORTGAGE CORP	5/8/1986	00085410001769	0008541	0001769
BRAEWOOD DEVELOPMENT CORP	7/24/1985	00084640000750	0008464	0000750
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 ⁺
2025	\$361,500	\$85,000	\$446,500	\$446,500
2024	\$361,500	\$85,000	\$446,500	\$446,500
2023	\$361,901	\$75,000	\$436,901	\$436,901
2022	\$372,757	\$50,000	\$422,757	\$422,757
2021	\$270,509	\$50,000	\$320,509	\$320,509
2020	\$272,639	\$50,000	\$322,639	\$322,639

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.