



Address: [912 TRAIL EDGE DR](#)
City: GRAPEVINE
Georeference: 14218-1-53
Subdivision: FOREST LAKE ADDN-GRAPEVINE
Neighborhood Code: 3G010M

Latitude: 32.9488362027
Longitude: -97.087999773
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 53

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: 1995

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 05162866

Site Name: FOREST LAKE ADDN-GRAPEVINE-1-53

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,569

Percent Complete: 100%

Land Sqft^{*}: 7,621

Land Acres^{*}: 0.1749

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:

MATTHEW & GERTRUDE BAADE LIVING TRUST

Primary Owner Address:

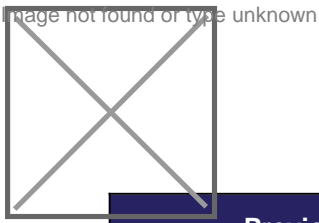
103 FLEETWOOD COVE
COPPELL, TX 75019

Deed Date: 8/31/2021

Deed Volume:

Deed Page:

Instrument: [D222011617](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
TOOKE TRUDY	12/30/2002	00162770000360	0016277	0000360
ORR DAVID A;ORR PAULA K	11/30/1995	00121930001655	0012193	0001655
DISSMORE ENTERPRISES INC	8/31/1995	00121090000630	0012109	0000630
VISTA PARTNERS	9/21/1993	00112450002177	0011245	0002177
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	\$347,581	\$85,000	\$432,581	\$432,581
2024	\$347,581	\$85,000	\$432,581	\$432,581
2023	\$326,478	\$75,000	\$401,478	\$401,478
2022	\$319,155	\$50,000	\$369,155	\$369,155
2021	\$220,983	\$50,000	\$270,983	\$270,983
2020	\$220,983	\$50,000	\$270,983	\$270,983

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

There are no exemptions for this property

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.