



Address: [904 TRAIL EDGE DR](#)
City: GRAPEVINE
Georeference: 14218-1-55
Subdivision: FOREST LAKE ADDN-GRAPEVINE
Neighborhood Code: 3G010M

Latitude: 32.9484600897
Longitude: -97.0880010604
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 55

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: 1994

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$513,092

Protest Deadline Date: 5/24/2024

Site Number: 05162882

Site Name: FOREST LAKE ADDN-GRAPEVINE-1-55

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,120

Percent Complete: 100%

Land Sqft^{*}: 7,495

Land Acres^{*}: 0.1720

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:

REEDY RYAN
REEDY ELLEN

Primary Owner Address:

904 TRAIL EDGE DR
GRAPEVINE, TX 76051

Deed Date: 9/6/2017

Deed Volume:

Deed Page:

Instrument: [D217207241](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DEARING DEMPSEY;DEARING ROGER D	11/4/2003	D203430608	0000000	0000000
MARSHALL MICHAEL;MARSHALL TIFFANY	7/25/2001	00150410000500	0015041	0000500
BOWDRIDGE KEITH;BOWDRIDGE PHYLLIS	4/15/1998	00131740000298	0013174	0000298
THIMMES ELLEN L;THIMMES JAMES G	6/16/1995	00120120001253	0012012	0001253
JAL REAL ESTATE INC	2/7/1995	00118750002320	0011875	0002320
GSM CORP	10/5/1994	00117620002110	0011762	0002110
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	\$402,437	\$85,000	\$487,437	\$477,297
2024	\$428,092	\$85,000	\$513,092	\$433,906
2023	\$356,905	\$75,000	\$431,905	\$394,460
2022	\$382,093	\$50,000	\$432,093	\$358,600
2021	\$276,000	\$50,000	\$326,000	\$326,000
2020	\$276,000	\$50,000	\$326,000	\$326,000

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.