



Address: [4113 MAPLERIDGE DR](#)
City: GRAPEVINE
Georeference: 8518H-5-8
Subdivision: COUNTRYSIDE EAST ADDITION
Neighborhood Code: 3C030L

Latitude: 32.8923792702
Longitude: -97.113717216
TAD Map: 2114-444
MAPSCO: TAR-041E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COUNTRYSIDE EAST
ADDITION Block 5 Lot 8

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: \$461,528

Protest Deadline Date: 5/24/2024

Site Number: 05183200

Site Name: COUNTRYSIDE EAST ADDITION-5-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,142

Percent Complete: 100%

Land Sqft^{*}: 8,015

Land Acres^{*}: 0.1839

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:

NGUYEN-TRAN FAMILY TRUST

Primary Owner Address:

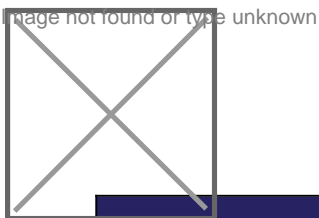
4113 MAPLERIDGE DR
GRAPEVINE, TX 76051

Deed Date: 12/1/2016

Deed Volume:

Deed Page:

Instrument: [D217009332](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRAN TU CAM;TRAN VINCENT	12/12/2008	D208460440	0000000	0000000
TRAN TU CAM	10/30/2002	00161150000152	0016115	0000152
BANDY STASIA L;BANDY WENDELL C	11/20/1987	00091310001321	0009131	0001321
DREES CO THE	8/27/1987	00090630000481	0009063	0000481
COUNTRYSIDE ESTATES CORP	7/12/1985	00082420000776	0008242	0000776
WRIGHT CONSTRUCTION CO INC	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	\$359,800	\$55,200	\$415,000	\$415,000
2024	\$406,328	\$55,200	\$461,528	\$394,338
2023	\$384,568	\$55,200	\$439,768	\$358,489
2022	\$290,439	\$55,200	\$345,639	\$325,899
2021	\$252,233	\$48,000	\$300,233	\$296,272
2020	\$250,422	\$48,000	\$298,422	\$269,338

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.