



Address: [7761 GRASSLAND DR](#)
City: FORT WORTH
Georeference: 25580-22-29
Subdivision: MEADOWS ADDITION, THE-FT WORTH
Neighborhood Code: 4S001B

Latitude: 32.6302930525
Longitude: -97.4026925377
TAD Map: 2030-348
MAPSCO: TAR-103J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MEADOWS ADDITION, THE-FT WORTH Block 22 Lot 29 & 30

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- FORT WORTH ISD (905)

State Code: A
Year Built: 1985
Personal Property Account: N/A
Agent: OWNWELL INC (12140)
Protest Deadline Date: 5/24/2024

Site Number: 05412382
Site Name: MEADOWS ADDITION, THE-FT WORTH-22-29-20
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,611
Percent Complete: 100%
Land Sqft^{*}: 7,350
Land Acres^{*}: 0.1687
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:
SFR JV-2 DDTL BORROWER LLC
Primary Owner Address:
15771 RED HILL AVE SUITE 100
TUSTIN, CA 92780

Deed Date: 9/12/2022
Deed Volume:
Deed Page:
Instrument: [D222225896](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SFR JV-2 PROPERTY LLC	4/12/2022	D222097308		
HG10 VENTURES LLC	3/29/2022	D222089542		
BLACKMAN CHRISTINE L;BLACKMAN ROSALYNN R	3/6/2020	D220060038		
BLACKMAN MAZI	8/7/2011	142-11-099084		
BLACKMAN JOHNNY EST JR;BLACKMAN MAZI	10/16/1987	00091030001194	0009103	0001194
HORTON AND FRASURE INC	8/19/1987	00090490000509	0009049	0000509
HORTON & TOMNITZ INC	1/1/1984	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	\$241,066	\$50,000	\$291,066	\$291,066
2024	\$278,415	\$50,000	\$328,415	\$328,415
2023	\$269,668	\$50,000	\$319,668	\$319,668
2022	\$228,000	\$40,000	\$268,000	\$268,000
2021	\$216,973	\$40,000	\$256,973	\$256,973
2020	\$174,216	\$40,000	\$214,216	\$214,216

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.