



**Address:** [2425 WHITNEY LN](#)  
**City:** GRAPEVINE  
**Georeference:** 2775-1-12  
**Subdivision:** BLAIR MANOR ESTATES  
**Neighborhood Code:** 3G020B

**Latitude:** 32.9645837469  
**Longitude:** -97.0907768561  
**TAD Map:** 2120-472  
**MAPSCO:** TAR-013Y



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

## PROPERTY DATA

**Legal Description:** BLAIR MANOR ESTATES Block  
1 Lot 12

**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:** \$483,000

**Protest Deadline Date:** 5/24/2024

**Site Number:** 05788471

**Site Name:** BLAIR MANOR ESTATES-1-12

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,476

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,847

**Land Acres<sup>\*</sup>:** 0.2490

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

POLLAN FELIX  
POLLAN KATHLEEN ELISE

**Primary Owner Address:**

2425 WHITNEY LN  
GRAPEVINE, TX 76051-4987

**Deed Date:** 8/7/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220194710](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ENSLIN KASEY L;ENSLIN MATTHEW D	1/31/2013	<a href="#">D213034317</a>	0000000	0000000
HANNA RONALD L;HANNA SANDRA T	6/11/2009	<a href="#">D209164763</a>	0000000	0000000
ROBERTS DONNA M	1/3/2008	<a href="#">D208024388</a>	0000000	0000000
SECRETARY OF VETERAN AFFAIRS	3/12/2007	<a href="#">D207103197</a>	0000000	0000000
CHASE HOME FINANCE LLC	3/6/2007	<a href="#">D207087290</a>	0000000	0000000
SUENTZENICH FRANK	12/23/2002	00162700000213	0016270	0000213
SWYDEN JOHNNY L	5/12/1993	00110620000355	0011062	0000355
SWYDEN DEBORAH;SWYDEN JOHNNY L	2/20/1987	00088480001915	0008848	0001915
NORVELLE DAVID;NORVELLE JIM DE LUCA	10/21/1986	00087230000457	0008723	0000457
TATE CUSTOM BLDR INC	1/1/1985	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 <sup>+</sup>
2025	\$360,000	\$95,000	\$455,000	\$455,000
2024	\$388,000	\$95,000	\$483,000	\$447,930
2023	\$395,000	\$70,000	\$465,000	\$407,209
2022	\$310,190	\$60,000	\$370,190	\$370,190
2021	\$312,651	\$60,000	\$372,651	\$372,651
2020	\$255,177	\$60,000	\$315,177	\$315,177

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)

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## Tarrant Appraisal District Property Information | PDF

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.