

Tarrant Appraisal District Property Information | PDF Account Number: 05788749

Address: 2405 BLAIR CT

City: GRAPEVINE Georeference: 2775-3-18 Subdivision: BLAIR MANOR ESTATES Neighborhood Code: 3G020B

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

PROPERTY DATA

Legal Description: BLAIR MANOR ESTATES Block 3 Lot 18 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: 1989 Personal Property Account: N/A Agent: None Notice Sent Date: 4/15/2025 Notice Value: \$502,940 Protest Deadline Date: 5/24/2024 Latitude: 32.9637181771 Longitude: -97.0922384353 TAD Map: 2120-472 MAPSCO: TAR-013Y



Site Number: 05788749 Site Name: BLAIR MANOR ESTATES-3-18 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 2,271 Percent Complete: 100% Land Sqft^{*}: 7,499 Land Acres^{*}: 0.1721 Pool: N

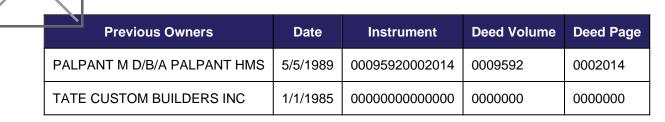
+++ Rounded.

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

OWNER INFORMATION

Current Owner: DOMINGUEZ YGNACIO DOMINGUEZ JANIE

Primary Owner Address: 2405 BLAIR CT GRAPEVINE, TX 76051-4988 Deed Date: 4/17/1990 Deed Volume: 0009902 Deed Page: 0000267 Instrument: 00099020000267



VALUES

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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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$407,940	\$95,000	\$502,940	\$463,651
2024	\$407,940	\$95,000	\$502,940	\$421,501
2023	\$411,178	\$70,000	\$481,178	\$383,183
2022	\$288,348	\$60,000	\$348,348	\$348,348
2021	\$290,600	\$60,000	\$350,600	\$318,459
2020	\$229,508	\$60,000	\$289,508	\$289,508

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)
- DISABLED VET 70 to 99 PCT 11.22

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.