



**Address:** [2812 SPRINGHILL DR](#)  
**City:** GRAPEVINE  
**Georeference:** 42235-3-28  
**Subdivision:** TIMBERLINE SOUTH ADDITION  
**Neighborhood Code:** 3C010K

**Latitude:** 32.9085884248  
**Longitude:** -97.1111367586  
**TAD Map:** 2114-448  
**MAPSCO:** TAR-027W



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TIMBERLINE SOUTH ADDITION  
Block 3 Lot 28

**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:** 1990

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$720,952

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

**Site Number:** 05999065

**Site Name:** TIMBERLINE SOUTH ADDITION-3-28

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,494

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,733

**Land Acres<sup>\*</sup>:** 0.2234

**Pool:** Y

<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:**

PETERSON MARIEL  
PETERSON REX K

**Primary Owner Address:**

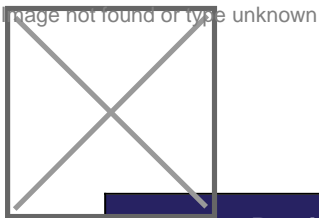
2812 SPRINGHILL DR  
GRAPEVINE, TX 76051-5625

**Deed Date:** 12/28/1995

**Deed Volume:** 0012219

**Deed Page:** 0001919

**Instrument:** 00122190001919



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HELLMAN KEVIN J;HELLMAN TAMI L	9/13/1994	00117280001534	0011728	0001534
SMILEY MICHELL;SMILEY RUSSELL J	5/29/1991	00102770000830	0010277	0000830
MID CITIES DEVELOPMENT CO NV	1/1/1986	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	\$475,300	\$111,700	\$587,000	\$587,000
2024	\$609,252	\$111,700	\$720,952	\$705,600
2023	\$476,300	\$111,700	\$588,000	\$588,000
2022	\$398,300	\$111,700	\$510,000	\$510,000
2021	\$395,980	\$67,020	\$463,000	\$463,000
2020	\$352,980	\$67,020	\$420,000	\$420,000

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

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.