



Address: [1957 LILAC LN](#)
City: GRAPEVINE
Georeference: 31555-3-15
Subdivision: PARK CENTRAL GARDEN HOMES
Neighborhood Code: 3G010J

Latitude: 32.9460021715
Longitude: -97.0991056462
TAD Map: 2120-464
MAPSCO: TAR-027F



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

PROPERTY DATA

Legal Description: PARK CENTRAL GARDEN HOMES Block 3 Lot 15

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: 1993

Personal Property Account: N/A

Agent: FORTRESS TAX DEFENSE LLC (12137)

Notice Sent Date: 4/15/2025

Notice Value: \$417,515

Protest Deadline Date: 5/24/2024

Site Number: 06260527

Site Name: PARK CENTRAL GARDEN HOMES-3-15

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,513

Percent Complete: 100%

Land Sqft^{*}: 7,798

Land Acres^{*}: 0.1790

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:

SANTOS CRISTIANE N
SANTOS JOEL R

Primary Owner Address:

1957 LILAC LN
GRAPEVINE, TX 76051

Deed Date: 7/24/2019

Deed Volume:

Deed Page:

Instrument: [D219162829](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR PROPERTY C LLC	2/28/2019	D219044999		
HAWTHORNE SUELLEN	8/1/2005	D205227550	0000000	0000000
Unlisted	4/11/2002	00156250000095	0015625	0000095
LOOPER MICHAEL S	6/16/1999	00138760000118	0013876	0000118
LOOPER KRISTIE L;LOOPER MICHAEL S	9/20/1994	00117410002285	0011741	0002285
WINTERROWD CURTISS;WINTERROWD JANET	3/11/1994	00115020000676	0011502	0000676
DAVID BARTLETT CONST INV INC	7/23/1993	00111630001829	0011163	0001829
PARKER PHIL R	12/31/1991	00104880002065	0010488	0002065
PARK CENTRAL HM JV	1/1/1988	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	\$327,515	\$90,000	\$417,515	\$417,515
2024	\$327,515	\$90,000	\$417,515	\$381,533
2023	\$306,511	\$85,000	\$391,511	\$346,848
2022	\$288,022	\$50,000	\$338,022	\$315,316
2021	\$236,651	\$50,000	\$286,651	\$286,651
2020	\$238,430	\$50,000	\$288,430	\$288,430

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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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.