



Address: [1631 LANCASTER DR](#)
City: GRAPEVINE
Georeference: 7460-2-3R
Subdivision: CLEARVIEW PARK ADDITION
Neighborhood Code: MED-Grapevine/Southlake Hospital District

Latitude: 32.9323319864
Longitude: -97.0916028892
TAD Map: 2120-460
MAPSCO: TAR-027L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CLEARVIEW PARK ADDITION
Block 2 Lot 3R

Jurisdictions: 80815944
Site Number: CITY OF GRAPEVINE (011)
Site Name: CLEARVIEW II
Site Class: MED Off - Medical Office
Parcels: TARRANT COUNTY HOSPITAL (224)

Primary Building Name: TARRANT COUNTY COLLEGE (225)
Primary Building Name: GRAPEVINE NEUROLOGY/GRAPEVINE NEUROSURGERY/PEDIATRIC OP /
State Code: F1

Primary Building Type: Commercial

Gross Building Area *** 213,080

Net Leasable Area *** 213,080

Percent Complete: 100%

Land Sqft * : 135,034

Land Acres * : 3.0999

Pool: N

Notice Sent Date: 5/1/2025

Notice Value: \$13,138,770

Protest Deadline Date: 5/31/2024

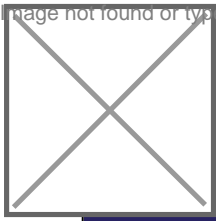
+++ Rounded.

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

OWNER INFORMATION

Current Owner:
HR ACQUISITION OF SAN ANTONIO LTD
Primary Owner Address:
3310 WEST END AVE STE 700
NASHVILLE, TN 37203

Deed Date: 2/1/2021
Deed Volume:
Deed Page:
Instrument: [D221031031](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
EVERGREEN-FERN LTD	5/6/1997	00128030000525	0012803	0000525
LANCASTER E L;LANCASTER MINNIE LEE	1/1/1993	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	\$12,458,199	\$680,571	\$13,138,770	\$13,138,770
2024	\$10,025,761	\$680,571	\$10,706,332	\$10,706,332
2023	\$9,299,830	\$675,170	\$9,975,000	\$9,975,000
2022	\$11,824,522	\$675,170	\$12,499,692	\$12,499,692
2021	\$11,824,522	\$675,170	\$12,499,692	\$12,499,692
2020	\$11,824,522	\$675,170	\$12,499,692	\$12,499,692

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.