



**Address:** [2427 TOURNAMENT CT](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 13543-6-8  
**Subdivision:** FAIRWAY BEND ADDITION  
**Neighborhood Code:** 1X200D

**Latitude:** 32.7695171639  
**Longitude:** -97.0401896858  
**TAD Map:** 2138-400  
**MAPSCO:** TAR-070V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** FAIRWAY BEND ADDITION  
Block 6 Lot 8

**Jurisdictions:**

CITY OF GRAND PRAIRIE (038)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
ARLINGTON ISD (901)

**State Code:** A

**Year Built:** 1995

**Personal Property Account:** N/A

**Agent:** THOMAS HEINZ (X1454)

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

**Notice Value:** \$444,191

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

**Site Number:** 06713947

**Site Name:** FAIRWAY BEND ADDITION-6-8

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,938

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 19,215

**Land Acres<sup>\*</sup>:** 0.4411

**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:**

KNOWLES JAMES L III

**Primary Owner Address:**

2427 TOURNAMENT CT  
GRAND PRAIRIE, TX 75050

**Deed Date:** 10/30/2003

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D203423736](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KNOWLES ELENİ;KNOWLES JAMES III	2/2/2000	00142180000090	0014218	0000090
FORNICOLA DARLENE;FORNICOLA LAWRENCE	10/23/1995	00121470001747	0012147	0001747
PULTE HOME CORP OF TEXAS	1/1/1994	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	\$347,000	\$70,000	\$417,000	\$417,000
2024	\$374,191	\$70,000	\$444,191	\$417,284
2023	\$351,181	\$70,000	\$421,181	\$379,349
2022	\$324,352	\$70,000	\$394,352	\$344,863
2021	\$334,925	\$35,000	\$369,925	\$313,512
2020	\$250,011	\$35,000	\$285,011	\$285,011

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)

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.