



Address: [2805 SPRINGBRANCH CT](#)
City: GRAPEVINE
Georeference: 23276-12-18
Subdivision: LAKESIDE ESTATES TWO
Neighborhood Code: 3G050E

Latitude: 32.9654758628
Longitude: -97.109129589
TAD Map: 2114-472
MAPSCO: TAR-013W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAKESIDE ESTATES TWO
Block 12 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: 1997
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$604,520
Protest Deadline Date: 5/24/2024

Site Number: 06727662
Site Name: LAKESIDE ESTATES TWO-12-18
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,424
Percent Complete: 100%
Land Sqft^{*}: 12,592
Land Acres^{*}: 0.2890
Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
WILLINGHAM DAVID
WILLINGHAM GLORIA
Primary Owner Address:
2805 SPRINGBRANCH CT
GRAPEVINE, TX 76051

Deed Date: 4/17/2024
Deed Volume:
Deed Page:
Instrument: [D224066130](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|---------------------------------|------------|----------------------------|-------------|-----------|
| Unlisted | 10/13/2017 | D217288401 | | |
| EGERTON ALAN;EGERTON SUSAN ETAL | 8/28/2013 | D213233102 | 0000000 | 0000000 |
| MAXEY DOUGLAS TR | 11/7/2012 | D212279423 | 0000000 | 0000000 |
| FINK DAVID | 6/29/2006 | D206202554 | 0000000 | 0000000 |
| DOCKAL JAMES DUARD II | 8/26/1997 | 00128940000009 | 0012894 | 0000009 |
| WEEKLEY HOMES | 5/15/1997 | 00127720000016 | 0012772 | 0000016 |
| WRIGHT JOE L TR | 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 ⁺ |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$479,520 | \$125,000 | \$604,520 | \$604,520 |
| 2024 | \$479,520 | \$125,000 | \$604,520 | \$604,520 |
| 2023 | \$489,321 | \$100,000 | \$589,321 | \$589,321 |
| 2022 | \$432,819 | \$100,000 | \$532,819 | \$532,819 |
| 2021 | \$341,436 | \$100,000 | \$441,436 | \$441,436 |
| 2020 | \$278,378 | \$100,000 | \$378,378 | \$378,378 |

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.