



**Address:** [4515 BRITTANY LN](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 22725-E-13  
**Subdivision:** KINGSGATE ADDITION  
**Neighborhood Code:** 1S040Q

**Latitude:** 32.6641388535  
**Longitude:** -97.057211332  
**TAD Map:** 2132-360  
**MAPSCO:** TAR-098U



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** KINGSGATE ADDITION Block E  
Lot 13

**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:** 1996

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 06813453

**Site Name:** KINGSGATE ADDITION-E-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,191

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,750

**Land Acres<sup>\*</sup>:** 0.1549

**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:**

PHAM TUAN D

PHAM ANNA H

**Primary Owner Address:**

3205 WHEATBERRY LN  
MANSFIELD, TX 76063

**Deed Date:** 4/27/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216088861](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SMITH ALVIN ROY	2/23/2007	<a href="#">D207070009</a>	0000000	0000000
PETERSON STEVEN D	2/20/2003	00164270000230	0016427	0000230
LARSEN CHERI	11/26/1996	00125950002087	0012595	0002087
CENTEX REAL ESTATE CORP	1/1/1995	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	\$272,658	\$60,750	\$333,408	\$333,408
2024	\$272,658	\$60,750	\$333,408	\$333,408
2023	\$280,376	\$55,000	\$335,376	\$335,376
2022	\$225,246	\$55,000	\$280,246	\$280,246
2021	\$196,349	\$55,000	\$251,349	\$251,349
2020	\$186,541	\$55,000	\$241,541	\$241,541

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.