



Address: [4701 EDINBURGH LN](#)
City: GRAND PRAIRIE
Georeference: 1885-H-16
Subdivision: BEACON HILL ADDITION-GP
Neighborhood Code: 1S040S

Latitude: 32.6582011799
Longitude: -97.0611949187
TAD Map: 2132-360
MAPSCO: TAR-098X



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

PROPERTY DATA

Legal Description: BEACON HILL ADDITION-GP
Block H Lot 16

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: 1998

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06914330

Site Name: BEACON HILL ADDITION-GP-H-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,149

Percent Complete: 100%

Land Sqft^{*}: 8,438

Land Acres^{*}: 0.1937

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:

ANDRES HAN

Primary Owner Address:

4701 EDINBURGH LN
GRAND PRAIRIE, TX 75052

Deed Date: 3/16/2021

Deed Volume:

Deed Page:

Instrument: [D221070504](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARRILLO SUSANA VELAZQUEZ;LUNA GABRIEL	9/24/2019	D219225670		
CARRILLO SUSANA VELAZQUEZ	6/28/2013	D213180242	0000000	0000000
ETUMNU PATRICK	5/10/2006	D206143033	0000000	0000000
SECRETARY OF HUD	10/4/2005	D206013600	0000000	0000000
MORTGAGE ELECTRONIC REG SYS	10/4/2005	D205309181	0000000	0000000
TURNER CARLTON D	2/9/2001	00147580000290	0014758	0000290
RH OF TEXAS LTD PARTNERSHIP	12/4/1998	00135460000465	0013546	0000465
RYLAND GROUP INC	7/31/1998	00133530000198	0013353	0000198
ARCADIA LAND PRTNRS 10 LTD	1/1/1996	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	\$295,275	\$75,942	\$371,217	\$371,217
2024	\$295,275	\$75,942	\$371,217	\$371,217
2023	\$330,759	\$50,000	\$380,759	\$380,759
2022	\$234,051	\$50,000	\$284,051	\$284,051
2021	\$223,376	\$50,000	\$273,376	\$273,376
2020	\$200,716	\$50,000	\$250,716	\$250,716

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

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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.