



**Address:** [710 CABERNET CT](#)  
**City:** GRAPEVINE  
**Georeference:** 17826-2-6  
**Subdivision:** HERITAGE PLACE ADDN-GRAPEVINE  
**Neighborhood Code:** 3G030C

**Latitude:** 32.9328974017  
**Longitude:** -97.0859188047  
**TAD Map:** 2126-460  
**MAPSCO:** TAR-027M



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HERITAGE PLACE ADDN-GRAPEVINE Block 2 Lot 6

**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:** 1999

**Personal Property Account:** N/A

**Agent:** OOWNWELL INC (12140)

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

**Site Number:** 07045425

**Site Name:** HERITAGE PLACE ADDN-GRAPEVINE-2-6

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,137

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 12,886

**Land Acres<sup>\*</sup>:** 0.2958

**Pool:** Y

<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:**

RAMOS JO ARAO  
RAMOS MORGANA CRISTINA

**Primary Owner Address:**

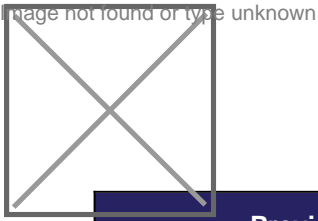
17408 GULF BLVD APT 1303  
REDINGTON SHORES, FL 33708

**Deed Date:** 12/8/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220323272](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
JOHNSON KRISTINE;JOHNSON PETER	6/22/1999	00138940000298	0013894	0000298
GOFF HOMES INC	10/9/1998	00134720000446	0013472	0000446
CMPA-EAGLE INC	1/1/1997	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	\$474,360	\$150,000	\$624,360	\$624,360
2024	\$578,680	\$150,000	\$728,680	\$728,680
2023	\$547,699	\$110,000	\$657,699	\$657,699
2022	\$518,608	\$80,000	\$598,608	\$598,608
2021	\$469,000	\$80,000	\$549,000	\$549,000
2020	\$464,670	\$80,000	\$544,670	\$544,670

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.