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**Address:** [715 CABERNET CT](#)  
**City:** GRAPEVINE  
**Georeference:** 17826-2-16  
**Subdivision:** HERITAGE PLACE ADDN-GRAPEVINE  
**Neighborhood Code:** 3G030C

**Latitude:** 32.9335294138  
**Longitude:** -97.0851971958  
**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 16

**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:** 2000

**Personal Property Account:** N/A

**Agent:** TEXAS TAX PROTEST (05909)

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

**Notice Value:** \$579,000

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

**Site Number:** 07045530

**Site Name:** HERITAGE PLACE ADDN-GRAPEVINE-2-16

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,235

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,904

**Land Acres<sup>\*</sup>:** 0.2273

**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:**

GAYLE ELLEN FRANCIS REVOCABLE TRUST

**Primary Owner Address:**

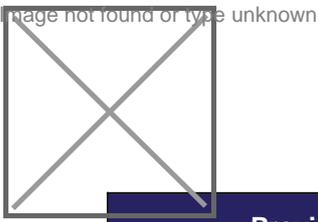
715 CABERNET CT  
GRAPEVINE, TX 76051

**Deed Date:** 12/1/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221368351](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
FRANCIS GAYLE	9/19/2018	231-645614-18		
EVERHART GAYLE	7/31/2009	<a href="#">D209205901</a>	0000000	0000000
LETICA CANDICE;LETICA MICHAEL J	3/10/2000	00142650000094	0014265	0000094
UNUMB ENTERPRISES INC	11/2/1999	00140970000189	0014097	0000189
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	\$429,000	\$150,000	\$579,000	\$579,000
2024	\$429,000	\$150,000	\$579,000	\$539,055
2023	\$418,000	\$110,000	\$528,000	\$490,050
2022	\$417,243	\$80,000	\$497,243	\$445,500
2021	\$325,000	\$80,000	\$405,000	\$405,000
2020	\$325,000	\$80,000	\$405,000	\$405,000

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.