



**Address:** [3124 PINE VALLEY DR](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 36685-B-13  
**Subdivision:** ROYAL ESTATES ADDITION-GP  
**Neighborhood Code:** 1S030I

**Latitude:** 32.6961896581  
**Longitude:** -97.0406339525  
**TAD Map:** 2138-372  
**MAPSCO:** TAR-098H



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ROYAL ESTATES ADDITION-  
GP Block B 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:** 1998

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$311,236

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

**Site Number:** 07054513

**Site Name:** ROYAL ESTATES ADDITION-GP-B-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,857

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,682

**Land Acres<sup>\*</sup>:** 0.1533

**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:**

BARRAGAN MAURICIO AUGUSTO

**Primary Owner Address:**

3124 PINE VALLEY DR  
GRAND PRAIRIE, TX 75052-7507

**Deed Date:** 2/27/2009

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D209058895](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WELLS FARGO BANK NA	11/4/2008	<a href="#">D208423336</a>	0000000	0000000
CRUZ ARELI LOPEZ;CRUZ LAZARO	4/8/2005	<a href="#">D205109634</a>	0000000	0000000
HEYWOOD DEVIN L	5/21/1998	00132350000341	0013235	0000341
KAUFMAN & BROAD OF TEXAS LTD	2/6/1998	00130770000229	0013077	0000229
SPYGLASS HILL INVESTMENTS 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	\$251,098	\$60,138	\$311,236	\$264,293
2024	\$251,098	\$60,138	\$311,236	\$240,266
2023	\$275,202	\$45,000	\$320,202	\$218,424
2022	\$153,567	\$45,000	\$198,567	\$198,567
2021	\$160,413	\$45,000	\$205,413	\$205,413
2020	\$161,190	\$45,000	\$206,190	\$196,644

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.