



Address: [4856 NEW FOREST DR](#)
City: GRAND PRAIRIE
Georeference: 22742-A-23
Subdivision: KINGSWOOD FOREST ADDITION
Neighborhood Code: 1S040T

Latitude: 32.6560711423
Longitude: -97.0483557914
TAD Map: 2138-360
MAPSCO: TAR-098Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: KINGSWOOD FOREST
ADDITION Block A Lot 23

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: 2003

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$453,375

Protest Deadline Date: 5/24/2024

Site Number: 07180500

Site Name: KINGSWOOD FOREST ADDITION-A-23

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,903

Percent Complete: 100%

Land Sqft^{*}: 7,684

Land Acres^{*}: 0.1764

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:

BOATMAN RODERIC
BOATMAN RONNA B

Primary Owner Address:

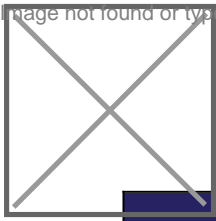
4856 NEW FOREST DR
GRAND PRAIRIE, TX 75052-4572

Deed Date: 1/8/2004

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D204023380](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
STANDARD PACIFIC OF TEXAS INC	4/1/2002	00156080000022	0015608	0000022
CAPITAL VENTURE I	1/1/1998	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	\$384,219	\$69,156	\$453,375	\$453,375
2024	\$384,219	\$69,156	\$453,375	\$425,543
2023	\$411,461	\$55,000	\$466,461	\$386,857
2022	\$312,683	\$55,000	\$367,683	\$351,688
2021	\$272,331	\$55,000	\$327,331	\$319,716
2020	\$235,651	\$55,000	\$290,651	\$290,651

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.