



Address: [2724 FALCON TR](#)
City: GRAND PRAIRIE
Georeference: 22742-B-12
Subdivision: KINGSWOOD FOREST ADDITION
Neighborhood Code: 1S040T

Latitude: 32.6576448675
Longitude: -97.0495423427
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 B Lot 12

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: 2002

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 07180632

Site Name: KINGSWOOD FOREST ADDITION-B-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,047

Percent Complete: 100%

Land Sqft^{*}: 7,200

Land Acres^{*}: 0.1652

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:

SALINAS URIEL DE JESUS USCANGA
MALDONADO ANDREA JACQUELYN

Primary Owner Address:

2724 FALCON TRL
GRAND PRAIRIE, TX 75052

Deed Date: 5/31/2023

Deed Volume:

Deed Page:

Instrument: [D223095821](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BAGBY ALVA EDSON	4/16/2023	D223095820		
BAGBY ALVA E;BAGBY DELAINE C	9/16/2013	D213240903	0000000	0000000
NOBLITT CANDACE;NOBLITT PAUL	10/13/2006	D206325886	0000000	0000000
CULLISON LINDSEY;CULLISON ROBERT	9/23/2002	00160070000021	0016007	0000021
STANDARD PACIFIC OF TEXAS INC	2/8/2000	00142100000583	0014210	0000583
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	\$305,443	\$64,800	\$370,243	\$370,243
2024	\$305,443	\$64,800	\$370,243	\$370,243
2023	\$327,103	\$55,000	\$382,103	\$322,620
2022	\$248,603	\$55,000	\$303,603	\$293,291
2021	\$216,537	\$55,000	\$271,537	\$266,628
2020	\$187,389	\$55,000	\$242,389	\$242,389

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.