



Address: [2712 ATRIUM DR](#)
City: GRAND PRAIRIE
Georeference: 14492H-A-17
Subdivision: FORUM III-A & B ADDITION
Neighborhood Code: 1S030A

Latitude: 32.6891291462
Longitude: -97.0516458133
TAD Map: 2138-372
MAPSCO: TAR-098G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FORUM III-A & B ADDITION
Block A Lot 17

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: 1999

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$344,225

Protest Deadline Date: 5/24/2024

Site Number: 07309708

Site Name: FORUM III-A & B ADDITION-A-17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,280

Percent Complete: 100%

Land Sqft^{*}: 6,600

Land Acres^{*}: 0.1515

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:

VU OANH

Primary Owner Address:

2712 ATRIUM DR
GRAND PRAIRIE, TX 75052

Deed Date: 4/25/2016

Deed Volume:

Deed Page:

Instrument: VU OANH

Previous Owners	Date	Instrument	Deed Volume	Deed Page
VU KATHY VU;VU RONALD	6/30/2011	D211160578	0000000	0000000
DUONG TUAN D	5/18/2004	D204158675	0000000	0000000
BANK OF AMERICA NA	5/10/2004	D204158674	0000000	0000000
FANNIE MAE AKA FEDERAL NTL MTG	6/3/2003	00167950000271	0016795	0000271
HOAG KELVIN V	9/28/2000	00145460000293	0014546	0000293
WEST APRIL;WEST TERRENCE	12/15/1999	00141480000146	0014148	0000146
GRAND HOMES 98 LP	10/8/1999	00140610000320	0014061	0000320
GP-F LTC	1/1/1999	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	\$284,825	\$59,400	\$344,225	\$344,225
2024	\$284,825	\$59,400	\$344,225	\$324,654
2023	\$321,167	\$55,000	\$376,167	\$295,140
2022	\$271,148	\$55,000	\$326,148	\$268,309
2021	\$188,917	\$55,000	\$243,917	\$243,917
2020	\$188,917	\$55,000	\$243,917	\$240,933

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.