



Address: [2931 CELIAN DR](#)
City: GRAND PRAIRIE
Georeference: 26236-F-27
Subdivision: MIRABELLA VILLAGE ADDITION
Neighborhood Code: 1M700G

Latitude: 32.6260980844
Longitude: -97.0628841591
TAD Map: 2132-348
MAPSCO: TAR-112P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MIRABELLA VILLAGE
ADDITION Block F Lot 27

Jurisdictions:
CITY OF GRAND PRAIRIE (038)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A
Year Built: 2001
Personal Property Account: N/A
Agent: OOWNWELL INC (12140)
Protest Deadline Date: 5/24/2024

Site Number: 07752865
Site Name: MIRABELLA VILLAGE ADDITION-F-27
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,064
Percent Complete: 100%
Land Sqft^{*}: 6,602
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:
SUNRISE ASSOCIATES LLC
Primary Owner Address:
1403 GRAPEVINE CREEK DR
COPPELL, TX 75019

Deed Date: 12/19/2018
Deed Volume:
Deed Page:
Instrument: [D219018432](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DONG QING	8/4/2016	D216178407		
DAWSON MARISA J;DAWSON STEVE J	5/25/2001	00149180000387	0014918	0000387
CENTEX HOMES INC	1/1/2001	0000000000000000	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	\$260,415	\$50,000	\$310,415	\$310,415
2024	\$260,415	\$50,000	\$310,415	\$310,415
2023	\$278,000	\$50,000	\$328,000	\$328,000
2022	\$191,274	\$50,000	\$241,274	\$241,274
2021	\$191,274	\$50,000	\$241,274	\$241,274
2020	\$155,766	\$50,000	\$205,766	\$205,766

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

There are no exemptions for this property

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.