



Address: [3409 GRANT'S LANDING](#)
City: TARRANT COUNTY
Georeference: 17084G-6A-42
Subdivision: HARBOUR VIEW ESTATES ADDITION
Neighborhood Code: 2N400E

Latitude: 32.905410355
Longitude: -97.4374383059
TAD Map: 2018-448
MAPSCO: TAR-032A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HARBOUR VIEW ESTATES
ADDITION Block 6A Lot 42

Jurisdictions:

TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)

State Code: A

Year Built: 2005

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$764,486

Protest Deadline Date: 5/24/2024

Site Number: 07760981

Site Name: HARBOUR VIEW ESTATES ADDITION-6A-42

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,681

Percent Complete: 100%

Land Sqft^{*}: 43,995

Land Acres^{*}: 1.0099

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:

WELLER MAUREEN
WELLER JAMES

Primary Owner Address:

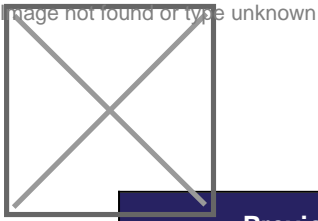
3409 GRANTS LNDG
FORT WORTH, TX 76179-3854

Deed Date: 11/15/2005

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D205353144](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLASSIC UNIQUE HOMES INC	11/22/2002	00161940000230	0016194	0000230
HARBOUR MONTICELLO EST LTD	1/1/2001	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	\$643,286	\$121,200	\$764,486	\$764,486
2024	\$643,286	\$121,200	\$764,486	\$720,553
2023	\$598,336	\$90,900	\$689,236	\$655,048
2022	\$543,744	\$90,900	\$634,644	\$595,498
2021	\$488,611	\$90,900	\$579,511	\$541,362
2020	\$401,247	\$90,900	\$492,147	\$492,147

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)
- DISABLED VET 70 to 99 PCT 11.22

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.