



Address: [1727 SUNSET RIDGE DR](#)
City: GRAND PRAIRIE
Georeference: 17898G-D-16
Subdivision: HIDDEN CREEK ADDITION
Neighborhood Code: 1X200E

Latitude: 32.7652659059
Longitude: -97.0418425979
TAD Map: 2138-396
MAPSCO: TAR-070V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HIDDEN CREEK ADDITION
Block D Lot 16

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: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$442,192

Protest Deadline Date: 5/24/2024

Site Number: 07889666

Site Name: HIDDEN CREEK ADDITION-D-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,057

Percent Complete: 100%

Land Sqft^{*}: 9,600

Land Acres^{*}: 0.2203

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:

KOERTH CHARLES L

Primary Owner Address:

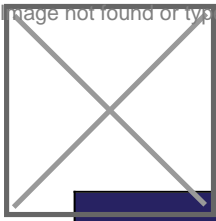
1727 SUNSET RIDGE DR
GRAND PRAIRIE, TX 75050

Deed Date: 6/24/2016

Deed Volume:

Deed Page:

Instrument: [D216142737](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
FOWLER ANDREW R;FOWLER CHRISTIE	12/27/2002	00162880000116	0016288	0000116
PULTE HOMES OF TEXAS LP	9/28/2002	000000000000000	0000000	0000000
PULTE HOMES OF TEXAS LP	1/1/2001	000000000000000	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	\$367,192	\$75,000	\$442,192	\$442,192
2024	\$367,192	\$75,000	\$442,192	\$438,351
2023	\$367,192	\$75,000	\$442,192	\$398,501
2022	\$327,302	\$75,000	\$402,302	\$362,274
2021	\$281,822	\$65,000	\$346,822	\$329,340
2020	\$234,400	\$65,000	\$299,400	\$299,400

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.