



**Address:** [3030 PEPPERCORN DR](#)  
**City:** EULESS  
**Georeference:** 15399P-B-1  
**Subdivision:** GLADE MANOR ADDITION  
**Neighborhood Code:** 3C200P

**Latitude:** 32.8808742954  
**Longitude:** -97.0784748124  
**TAD Map:** 2126-440  
**MAPSCO:** TAR-041R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** GLADE MANOR ADDITION  
Block B Lot 1

**Jurisdictions:**

CITY OF EULESS (025)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
GRAPEVINE-COLLEYVILLE ISD (906)

**State Code:** A

**Year Built:** 2003

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$529,748

**Protest Deadline Date:** 5/24/2024

**Site Number:** 40001385

**Site Name:** GLADE MANOR ADDITION-B-1

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,114

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,187

**Land Acres<sup>\*</sup>:** 0.2109

**Pool:** Y

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

JAN RAHIM  
HAMIRANI SULTANA B

**Primary Owner Address:**

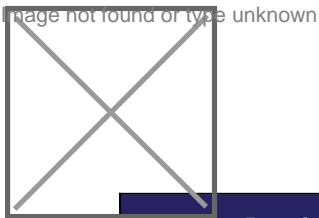
3030 PEPPERCORN DR  
EULESS, TX 76039

**Deed Date:** 2/19/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216036176](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
UPPULOORI PRASAD	10/24/2005	<a href="#">D205324638</a>	0000000	0000000
VERNIER BOBBY;VERNIER JILL M	5/26/2004	<a href="#">D204176923</a>	0000000	0000000
PULTE HOMES OF TEXAS LP	1/1/2002	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 <sup>+</sup>
2025	\$424,298	\$105,450	\$529,748	\$524,148
2024	\$424,298	\$105,450	\$529,748	\$476,498
2023	\$473,506	\$105,450	\$578,956	\$433,180
2022	\$374,037	\$105,450	\$479,487	\$393,800
2021	\$278,000	\$80,000	\$358,000	\$358,000
2020	\$278,000	\$80,000	\$358,000	\$358,000

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.