



**Address:** [2408 LAKEWOOD DR](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 23271-A-26  
**Subdivision:** LAKESIDE AT GRAND PENINSULA  
**Neighborhood Code:** 1M500C

**Latitude:** 32.6154963692  
**Longitude:** -97.0402902577  
**TAD Map:** 2138-344  
**MAPSCO:** TAR-112Z



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** LAKESIDE AT GRAND  
PENINSULA Block A Lot 26

**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:** 2004

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Site Number:** 40044556

**Site Name:** LAKESIDE AT GRAND PENINSULA-A-26

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,470

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,029

**Land Acres<sup>\*</sup>:** 0.2072

**Pool:** N

<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:**

GUERRA LUIS G  
GUERRA MONICA Z

**Primary Owner Address:**

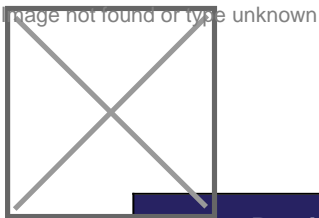
2408 LAKEWOOD DR  
GRAND PRAIRIE, TX 75054

**Deed Date:** 7/23/2014

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D214159351](#)



| Previous Owners              | Date      | Instrument                 | Deed Volume | Deed Page |
|------------------------------|-----------|----------------------------|-------------|-----------|
| TRAN THANH T VO;TRAN VAN T   | 7/24/2009 | <a href="#">D209204569</a> | 0000000     | 0000000   |
| ADDIS EDWARD III;ADDIS MANDI | 9/21/2005 | <a href="#">D205286277</a> | 0000000     | 0000000   |
| DREES CUSTOM HOMES LP        | 1/9/2004  | <a href="#">D204012922</a> | 0000000     | 0000000   |
| W/J GRAND PENINSULA 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 | \$370,966          | \$120,000   | \$490,966    | \$490,966                    |
| 2024 | \$370,966          | \$120,000   | \$490,966    | \$490,966                    |
| 2023 | \$416,472          | \$120,000   | \$536,472    | \$454,887                    |
| 2022 | \$339,605          | \$120,000   | \$459,605    | \$413,534                    |
| 2021 | \$255,940          | \$120,000   | \$375,940    | \$375,940                    |
| 2020 | \$257,095          | \$120,000   | \$377,095    | \$352,000                    |

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.