



Address: [5812 CRESTVIEW DR](#)
City: GRAND PRAIRIE
Georeference: 24506-3-3
Subdivision: LYNN CREEK HILLS
Neighborhood Code: 1M700A

Latitude: 32.641402283
Longitude: -97.056862099
TAD Map: 2132-352
MAPSCO: TAR-112G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LYNN CREEK HILLS Block 3 Lot 3

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: 2003

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 40068900

Site Name: LYNN CREEK HILLS-3-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,592

Percent Complete: 100%

Land Sqft^{*}: 6,890

Land Acres^{*}: 0.1581

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:

ROSA CARMEN R

Primary Owner Address:

5812 CRESTVIEW DR
GRAND PRAIRIE, TX 75052-8507

Deed Date: 12/31/2011

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D212045277](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------------------------|------------|----------------------------|-------------|-----------|
| ROSA CARMEN R; ROSA LUIS O TORRES | 12/23/2011 | D211310553 | 0000000 | 0000000 |
| BROWN KEISHRONDA | 12/9/2011 | D211314210 | 0000000 | 0000000 |
| PERSAUD SUNIL | 3/3/2006 | D206083939 | 0000000 | 0000000 |
| PERSAUD KEISHRONDA | 11/24/2003 | D203444079 | 0000000 | 0000000 |
| GOODMAN FAMILY OF BLDRS LP | 7/3/2003 | 00168920000070 | 0016892 | 0000070 |
| KP DEVELOPMENT PARTNERS LP | 1/1/2002 | 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 | \$301,914 | \$60,000 | \$361,914 | \$361,914 |
| 2024 | \$301,914 | \$60,000 | \$361,914 | \$361,914 |
| 2023 | \$319,102 | \$60,000 | \$379,102 | \$339,733 |
| 2022 | \$248,848 | \$60,000 | \$308,848 | \$308,848 |
| 2021 | \$223,139 | \$60,000 | \$283,139 | \$283,139 |
| 2020 | \$200,858 | \$60,000 | \$260,858 | \$260,858 |

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.