



Address: [2715 PLEASANT HILL RD](#)
City: GRAND PRAIRIE
Georeference: 39291-N-3
Subdivision: SOMERTON VILLAGE
Neighborhood Code: 1M700H

Latitude: 32.6408595708
Longitude: -97.0495827084
TAD Map: 2138-352
MAPSCO: TAR-112H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SOMERTON VILLAGE Block N
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: 2004

Personal Property Account: N/A

Agent: OOWNWELL INC (12140)

Protest Deadline Date: 5/24/2024

Site Number: 40307468

Site Name: SOMERTON VILLAGE-N-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,955

Percent Complete: 100%

Land Sqft^{*}: 9,941

Land Acres^{*}: 0.2282

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:

DUARTE JUAN JESUS MARTINEZ
SANCHEZ MARIA G GARCIA

Primary Owner Address:

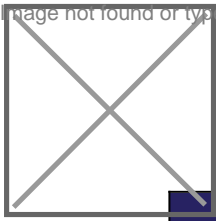
2715 PLEASANT HIL RD
GRAND PRAIRIE, TX 75052

Deed Date: 8/9/2017

Deed Volume:

Deed Page:

Instrument: [D217190030](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SALINAS ISRAEL	12/20/2004	D204399285	0000000	0000000
GEHAN HOMES LTD	7/27/2004	D204243673	0000000	0000000
SOMERTON VILLAGE LTD	1/1/2003	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	\$288,594	\$55,000	\$343,594	\$343,594
2024	\$288,594	\$55,000	\$343,594	\$343,594
2023	\$302,572	\$55,000	\$357,572	\$318,637
2022	\$255,474	\$55,000	\$310,474	\$289,670
2021	\$208,975	\$55,000	\$263,975	\$263,336
2020	\$184,396	\$55,000	\$239,396	\$239,396

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.