



**Address:** [2851 WESTOVER DR](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 24506-4-10  
**Subdivision:** LYNN CREEK HILLS  
**Neighborhood Code:** 1M700A

**Latitude:** 32.6402620528  
**Longitude:** -97.0585542001  
**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 4 Lot 10

**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:** 40373126

**Site Name:** LYNN CREEK HILLS-4-10

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,836

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,617

**Land Acres<sup>\*</sup>:** 0.1519

**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:**

EMBRY JOHN M

**Primary Owner Address:**

2851 WESTOVER DR  
GRAND PRAIRIE, TX 75052-8561

**Deed Date:** 5/13/2009

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D209138584](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
EMBRY JOHN M;EMBRY MELINDA L	11/12/2004	0000000000000000	0000000	0000000
EMBRY JOHN M;EMBRY M L LANCASTER	8/10/2004	<a href="#">D204252852</a>	0000000	0000000
MHI PARTNERSHIP LTD	4/20/2004	<a href="#">D204127438</a>	0000000	0000000
KP DEVELOPMENT PARTNERS LP	1/1/2003	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 <sup>+</sup>
2025	\$256,126	\$60,000	\$316,126	\$316,126
2024	\$256,126	\$60,000	\$316,126	\$316,126
2023	\$270,576	\$60,000	\$330,576	\$298,695
2022	\$211,541	\$60,000	\$271,541	\$271,541
2021	\$189,941	\$60,000	\$249,941	\$247,664
2020	\$171,225	\$60,000	\$231,225	\$225,149

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.