



Address: [5404 BRAZORIA DR](#)
City: GRAND PRAIRIE
Georeference: 23213D-15-15
Subdivision: LAKE PARKS EAST
Neighborhood Code: 1M700K

Latitude: 32.6433796986
Longitude: -97.0427231002
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: LAKE PARKS EAST Block 15 Lot 15

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: 2006

Personal Property Account: N/A

Agent: OCONNOR & ASSOCIATES (00436)

Notice Sent Date: 4/15/2025

Notice Value: \$418,381

Protest Deadline Date: 5/24/2024

Site Number: 40395367

Site Name: LAKE PARKS EAST-15-15

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,765

Percent Complete: 100%

Land Sqft^{*}: 9,197

Land Acres^{*}: 0.2111

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:

NEAK FAROOQUE M

Primary Owner Address:

5404 BRAZORIA DR
GRAND PRAIRIE, TX 75052-8570

Deed Date: 7/19/2013

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D213190839](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MANCHA DAVID;MANCHA IRENE	5/25/2006	D206171121	0000000	0000000
BEAZER HOMES TEXAS LP	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	\$336,646	\$65,000	\$401,646	\$401,646
2024	\$353,381	\$65,000	\$418,381	\$375,342
2023	\$360,231	\$65,000	\$425,231	\$341,220
2022	\$322,320	\$65,000	\$387,320	\$310,200
2021	\$217,000	\$65,000	\$282,000	\$282,000
2020	\$217,000	\$65,000	\$282,000	\$282,000

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.