



Address: [5342 MERITAGE LN](#)
City: GRAPEVINE
Georeference: 25788-1R-17
Subdivision: MERITAGE ADDITION
Neighborhood Code: 3C100E

Latitude: 32.8817168969
Longitude: -97.0864642708
TAD Map: 2126-440
MAPSCO: TAR-041M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MERITAGE ADDITION Block 1R
Lot 17

Jurisdictions:

CITY OF GRAPEVINE (011)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
GRAPEVINE-COLLEYVILLE ISD (906)

State Code: A

Year Built: 2005

Personal Property Account: N/A

Agent: TEXAS TAX PROTEST (05909)

Notice Sent Date: 4/15/2025

Notice Value: \$730,000

Protest Deadline Date: 5/24/2024

Site Number: 40431002

Site Name: MERITAGE ADDITION-1R-17

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,304

Percent Complete: 100%

Land Sqft^{*}: 8,156

Land Acres^{*}: 0.1872

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

NOLAN JAMES
NOLAN JAN

Primary Owner Address:

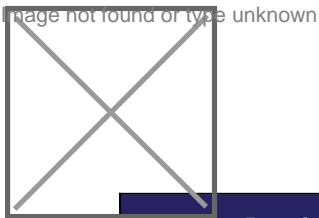
5342 MERITAGE LN
GRAPEVINE, TX 76051

Deed Date: 9/26/2008

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D208379308](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SAGHEER Kael;SAGHEER OMER	12/12/2005	D205375699	0000000	0000000
MADERA GROUP INC	4/15/2005	D205118867	0000000	0000000
NEWTEX DEVELOPMENT INC	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	\$636,400	\$93,600	\$730,000	\$687,172
2024	\$636,400	\$93,600	\$730,000	\$624,702
2023	\$491,400	\$93,600	\$585,000	\$567,911
2022	\$422,683	\$93,600	\$516,283	\$516,283
2021	\$406,000	\$110,000	\$516,000	\$516,000
2020	\$406,000	\$110,000	\$516,000	\$516,000

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.