

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 40530353

Latitude: 32.6422492019 Address: 5527 LAVACA RD Longitude: -97.0475543757 City: GRAND PRAIRIE Georeference: 23213G-10-7

Subdivision: LAKE PARKS ADDN

**TAD Map:** 2138-352 MAPSCO: TAR-112H



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Neighborhood Code: 1M700J

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

## **PROPERTY DATA**

Legal Description: LAKE PARKS ADDN Block 10

Jurisdictions:

Site Number: 40530353 CITY OF GRAND PRAIRIE (038)

Site Name: LAKE PARKS ADDN-10-7 **TARRANT COUNTY (220)** Site Class: A1 - Residential - Single Family

TARRANT COUNTY HOSPITAL (224) Parcels: 1 TARRANT COUNTY COLLEGE (225)

MANSFIELD ISD (908)

Approximate Size+++: 3,556 State Code: A Percent Complete: 100%

Year Built: 2004 Land Sqft\*: 10,634 Personal Property Account: N/A Land Acres\*: 0.2441

Agent: RESOLUTE PROPERTY TAX SOLUTION (00988) Pool: N

Protest Deadline Date: 5/24/2024

+++ Rounded.

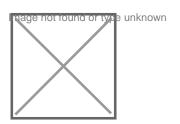
## **OWNER INFORMATION**

**Current Owner: Deed Date: 7/2/2007** LE JACQUELINE Deed Volume: 0000000 **Primary Owner Address: Deed Page: 0000000** 5527 LAVACA RD Instrument: D207342104 GRAND PRAIRIE, TX 75052-8565

Previous Owners	Date	Instrument	Deed Volume	Deed Page
POWELL GARY L;POWELL MICHELLE	3/24/2005	D205086983	0000000	0000000
LEGACY/MONTEREY HOMES LP	11/11/2004	D204361261	0000000	0000000
TARO PROPERTIES TX I LP	1/1/2004	00000000000000	0000000	0000000

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<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



**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	\$293,103	\$80,000	\$373,103	\$373,103
2024	\$370,000	\$80,000	\$450,000	\$450,000
2023	\$422,000	\$80,000	\$502,000	\$435,215
2022	\$315,650	\$80,000	\$395,650	\$395,650
2021	\$295,998	\$80,000	\$375,998	\$375,998
2020	\$272,879	\$80,000	\$352,879	\$352,879

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **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.

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.