



Tarrant Appraisal District Property Information | PDF Account Number: 40530647

Address: 5508 LAVACA RD

City: GRAND PRAIRIE Georeference: 23213G-12-2 Subdivision: LAKE PARKS ADDN Neighborhood Code: 1M700J

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

PROPERTY DATA

Legal Description: LAKE PARKS ADDN Block 12 Lot 2 Jurisdictions: CITY OF GRAND PRAIRIE (038) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) MANSFIELD ISD (908) State Code: A Year Built: 2004 Personal Property Account: N/A Agent: None Notice Sent Date: 4/15/2025 Notice Value: \$498,305 Protest Deadline Date: 5/24/2024 Latitude: 32.6427188337 Longitude: -97.0465100985 TAD Map: 2138-352 MAPSCO: TAR-112H



Site Number: 40530647 Site Name: LAKE PARKS ADDN-12-2 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size***: 3,789 Percent Complete: 100% Land Sqft*: 10,910 Land Acres*: 0.2504 Pool: N

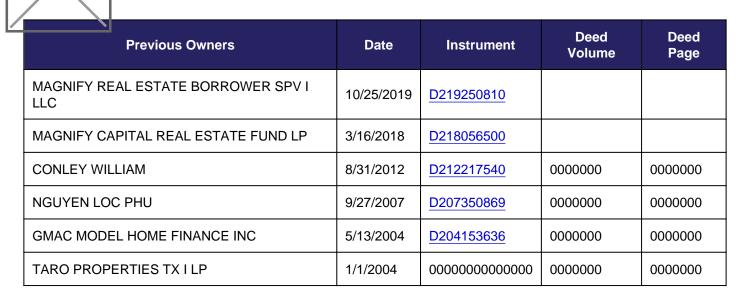
+++ Rounded.

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

OWNER INFORMATION

Current Owner: MAUTER GREGORY BRIONES MARTHA MARES

Primary Owner Address: 5508 LAVACA RD GRAND PRAIRIE, TX 75052 Deed Date: 3/7/2025 Deed Volume: Deed Page: Instrument: D225040498



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	\$418,305	\$80,000	\$498,305	\$498,305
2024	\$418,305	\$80,000	\$498,305	\$498,305
2023	\$411,221	\$80,000	\$491,221	\$491,221
2022	\$329,740	\$80,000	\$409,740	\$409,740
2021	\$255,957	\$80,000	\$335,957	\$335,957
2020	\$262,313	\$73,644	\$335,957	\$335,957

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.