



**Address:** [2731 SIERRA SPRINGS DR](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 38600L-D-14  
**Subdivision:** SILVERADO SPRINGS PH I & II  
**Neighborhood Code:** 1S030E

**Latitude:** 32.7045644135  
**Longitude:** -97.0388109361  
**TAD Map:** 2138-376  
**MAPSCO:** TAR-084Z



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SILVERADO SPRINGS PH I & II  
Block D Lot 14

**Jurisdictions:**  
CITY OF GRAND PRAIRIE (038)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
ARLINGTON ISD (901)

**State Code:** A  
**Year Built:** 2004  
**Personal Property Account:** N/A  
**Agent:** RYAN LLC (00320R)  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 40546551  
**Site Name:** SILVERADO SPRINGS PH I & II-D-14  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,232  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 6,600  
**Land Acres<sup>\*</sup>:** 0.1515  
**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:**  
AH4R-TX LLC  
**Primary Owner Address:**  
23975 PARK SORENTO STE 300  
CALABASAS, CA 91302-4012

**Deed Date:** 6/5/2012  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D212152430](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DAVIES OMOWUNMI KEHINDE	11/23/2004	<a href="#">D204380629</a>	0000000	0000000
K B HOME LONE STAR LP	1/1/2004	0000000000000000	0000000	0000000



## VALUES

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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	\$220,707	\$59,400	\$280,107	\$280,107
2024	\$284,052	\$59,400	\$343,452	\$343,452
2023	\$287,535	\$25,000	\$312,535	\$312,535
2022	\$252,077	\$25,000	\$277,077	\$277,077
2021	\$214,030	\$25,000	\$239,030	\$239,030
2020	\$195,665	\$25,000	\$220,665	\$220,665

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

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There are no exemptions for this property

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.