



Address: [2640 CORAL COVE DR](#)
City: GRAND PRAIRIE
Georeference: 8537J-C-30
Subdivision: COVE AT GRAND PENINSULA, THE
Neighborhood Code: 1M500L

Latitude: 32.6022453653
Longitude: -97.0436360198
TAD Map: 2138-340
MAPSCO: TAR-112Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COVE AT GRAND PENINSULA,
THE Block C Lot 30

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: 2005

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 40559041

Site Name: COVE AT GRAND PENINSULA, THE-C-30

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,113

Percent Complete: 100%

Land Sqft^{*}: 6,298

Land Acres^{*}: 0.1445

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:

NGUYEN NGOC VAN
NGUYEN LAN NGOC KIM

Primary Owner Address:

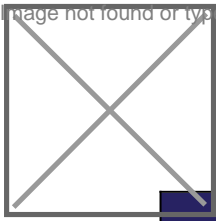
2640 CORAL COVE DR
GRAND PRAIRIE, TX 75054

Deed Date: 8/12/2020

Deed Volume:

Deed Page:

Instrument: [D220197781](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROGERS OLIVIA	4/29/2005	D205132385	0000000	0000000
HIGHLAND HOMES LTD	10/26/2004	D204341673	0000000	0000000
W/J GRAND PENINSULA LP	1/1/2004	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	\$300,000	\$70,000	\$370,000	\$370,000
2024	\$300,000	\$70,000	\$370,000	\$370,000
2023	\$300,000	\$70,000	\$370,000	\$352,899
2022	\$294,227	\$60,000	\$354,227	\$320,817
2021	\$231,652	\$60,000	\$291,652	\$291,652
2020	\$206,147	\$60,000	\$266,147	\$266,147

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.