



**Address:** [7040 MORNING STAR DR](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 8537J-D-17  
**Subdivision:** COVE AT GRAND PENINSULA, THE  
**Neighborhood Code:** 1M500L

**Latitude:** 32.600662205  
**Longitude:** -97.0434660767  
**TAD Map:** 2138-340  
**MAPSCO:** TAR-126D



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 D Lot 17

**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:** 40559300

**Site Name:** COVE AT GRAND PENINSULA, THE-D-17

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,648

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,120

**Land Acres<sup>\*</sup>:** 0.1404

**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:**

SMITH CHARLES R

SMITH KIMBERLY

**Primary Owner Address:**

7040 MORNING STAR DR  
GRAND PRAIRIE, TX 75054-7240

**Deed Date:** 10/25/2005

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D205322883](#)

| Previous Owners            | Date      | Instrument                 | Deed Volume | Deed Page |
|----------------------------|-----------|----------------------------|-------------|-----------|
| GOODMAN FAMILY BUILDERS LP | 6/14/2005 | <a href="#">D205169171</a> | 0000000     | 0000000   |
| W/J PENINSULA DEV LP       | 2/14/2005 | <a href="#">D205045892</a> | 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 <sup>+</sup> |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$248,769          | \$70,000    | \$318,769    | \$318,769                    |
| 2024 | \$308,226          | \$70,000    | \$378,226    | \$378,226                    |
| 2023 | \$364,904          | \$70,000    | \$434,904    | \$372,680                    |
| 2022 | \$334,092          | \$60,000    | \$394,092    | \$338,800                    |
| 2021 | \$262,740          | \$60,000    | \$322,740    | \$308,000                    |
| 2020 | \$220,000          | \$60,000    | \$280,000    | \$280,000                    |

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)
- DISABLED VET 70 to 99 PCT 11.22

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.