



**Address:** [4947 SCREECH OWL LN](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 17993-16-18  
**Subdivision:** HIGH HAWK AT MARTIN'S MEADOW  
**Neighborhood Code:** 1S040Y

**Latitude:** 32.6517791177  
**Longitude:** -97.0410140162  
**TAD Map:** 2138-356  
**MAPSCO:** TAR-112D



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HIGH HAWK AT MARTIN'S MEADOW Block 16 Lot 18

**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:** 2005

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$526,716

**Protest Deadline Date:** 5/24/2024

**Site Number:** 40577767

**Site Name:** HIGH HAWK AT MARTIN'S MEADOW-16-18

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,882

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,911

**Land Acres<sup>\*</sup>:** 0.1586

**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:**

SU TOAN  
SU TOAI

**Primary Owner Address:**

4947 SCREECH OWL LN  
GRAND PRAIRIE, TX 75052

**Deed Date:** 4/21/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216083089](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SU LIEN B	6/29/2005	<a href="#">D205195258</a>	0000000	0000000
SHERIDAN HMS/MEADOW VISTA EST	1/31/2005	<a href="#">D205118202</a>	0000000	0000000
HIGH HAWK LTD	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	\$464,517	\$62,199	\$526,716	\$526,716
2024	\$464,517	\$62,199	\$526,716	\$481,107
2023	\$447,242	\$70,000	\$517,242	\$437,370
2022	\$327,609	\$70,000	\$397,609	\$397,609
2021	\$327,609	\$70,000	\$397,609	\$397,609
2020	\$300,659	\$70,000	\$370,659	\$370,659

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.