



Address: [6828 WILDERNESS WAY DR](#)
City: GRAND PRAIRIE
Georeference: 2899G-G-9
Subdivision: BLUFFS AT GRAND PENINSULA,THE
Neighborhood Code: 1M500G

Latitude: 32.6054106114
Longitude: -97.0489733622
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: BLUFFS AT GRAND PENINSULA,THE Block G Lot 9

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: 2009

Personal Property Account: N/A

Agent: FORTRESS TAX DEFENSE LLC (12137)

Notice Sent Date: 4/15/2025

Notice Value: \$557,582

Protest Deadline Date: 5/24/2024

Site Number: 40944093

Site Name: BLUFFS AT GRAND PENINSULA,THE-G-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,678

Percent Complete: 100%

Land Sqft^{*}: 9,360

Land Acres^{*}: 0.2148

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:

LI CHI-SING
LI YU-FEN LIN

Primary Owner Address:

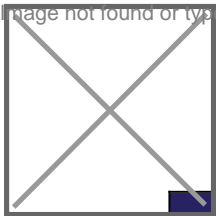
6828 WILDERNESS WAY DR
GRAND PRAIRIE, TX 75054-7264

Deed Date: 1/21/2011

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D211020964](#)



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------------|----------|----------------------------|-------------|-----------|
| DREES CUSTOM HOMES LP | 3/7/2006 | D206069621 | 0000000 | 0000000 |
| W/J PENINSULA DEV LP | 1/1/2005 | 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 | \$452,582 | \$105,000 | \$557,582 | \$557,582 |
| 2024 | \$452,582 | \$105,000 | \$557,582 | \$556,358 |
| 2023 | \$459,345 | \$105,000 | \$564,345 | \$505,780 |
| 2022 | \$431,076 | \$85,000 | \$516,076 | \$459,800 |
| 2021 | \$350,841 | \$85,000 | \$435,841 | \$418,000 |
| 2020 | \$295,000 | \$85,000 | \$380,000 | \$380,000 |

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)

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.