



**Address:** [7300 JOHN MCCAIN RD](#)  
**City:** COLLEYVILLE  
**Georeference:** 8315-1-2R  
**Subdivision:** COOPER ADDITION-COLLEYVILLE  
**Neighborhood Code:** 3C600A

**Latitude:** 32.914004202  
**Longitude:** -97.1674146084  
**TAD Map:** 2102-452  
**MAPSCO:** TAR-025Y



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** COOPER ADDITION-COLLEYVILLE Block 1 Lot 2R

**Jurisdictions:**

- CITY OF COLLEYVILLE (005)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- GRAPEVINE-COLLEYVILLE ISD (906)

**State Code:** A

**Year Built:** 2005

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 41016467  
**Site Name:** COOPER ADDITION-COLLEYVILLE-1-2R  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 6,203  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 78,538  
**Land Acres<sup>\*</sup>:** 1.8030  
**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:**

MARTINEZ GRULLON JUAN CARLOS  
MARTINEZ MELISSA

**Primary Owner Address:**

7300 JOHN MCCAIN RD  
COLLEYVILLE, TX 76034

**Deed Date:** 5/20/2022  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D222132698](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DRAPER CAROL;DRAPER JAMES T JR	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 <sup>+</sup>
2025	\$1,495,880	\$445,450	\$1,941,330	\$1,941,330
2024	\$1,495,880	\$445,450	\$1,941,330	\$1,941,330
2023	\$1,654,550	\$445,450	\$2,100,000	\$2,100,000
2022	\$1,352,472	\$445,450	\$1,797,922	\$1,797,922
2021	\$1,229,269	\$420,450	\$1,649,719	\$1,649,719
2020	\$1,090,390	\$420,450	\$1,510,840	\$1,510,840

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.