



Address: [3016 ROSINA](#)
City: GRAND PRAIRIE
Georeference: 12887F-B-15
Subdivision: ESTATES AT MIRA LAGOS
Neighborhood Code: 1M500Q

Latitude: 32.5916234702
Longitude: -97.0569913611
TAD Map: 2132-336
MAPSCO: TAR-126G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ESTATES AT MIRA LAGOS
Block B Lot 15

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: 2006

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$487,992

Protest Deadline Date: 5/24/2024

Site Number: 41058615

Site Name: ESTATES AT MIRA LAGOS-B-15

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,862

Percent Complete: 100%

Land Sqft^{*}: 8,747

Land Acres^{*}: 0.2008

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:

NANCE DONNA
NANCE BARRY

Primary Owner Address:

3016 ROSINA
GRAND PRAIRIE, TX 75054

Deed Date: 4/28/2016

Deed Volume:

Deed Page:

Instrument: [D216092991](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WHEAT AMBER N;WHEAT CODY R	6/26/2007	D207232987	0000000	0000000
HIGHLAND HOMES LTD	6/23/2006	D206202768	0000000	0000000
MOSLEY ACQUISITION & DEV PTNR	1/1/2006	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	\$392,992	\$95,000	\$487,992	\$487,992
2024	\$392,992	\$95,000	\$487,992	\$486,420
2023	\$459,563	\$95,000	\$554,563	\$442,200
2022	\$327,000	\$75,000	\$402,000	\$402,000
2021	\$327,000	\$75,000	\$402,000	\$402,000
2020	\$295,040	\$75,000	\$370,040	\$370,040

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.