



Address: [2311 SAN AUGUSTINE LN](#)
City: GRAND PRAIRIE
Georeference: 23213D-24-19
Subdivision: LAKE PARKS EAST
Neighborhood Code: 1M700K

Latitude: 32.6438117471
Longitude: -97.0380713367
TAD Map: 2138-352
MAPSCO: TAR-112D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAKE PARKS EAST Block 24 Lot 19

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: 2010

Personal Property Account: N/A

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$418,000

Protest Deadline Date: 5/24/2024

Site Number: 41313224
Site Name: LAKE PARKS EAST-24-19
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,628
Percent Complete: 100%
Land Sqft^{*}: 7,200
Land Acres^{*}: 0.1652
Pool: N

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

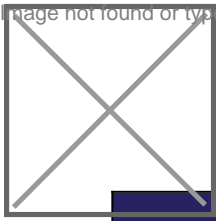
Current Owner:

QUACH NGA

Primary Owner Address:

2311 SAN AUGUSTINE LN
GRAND PRAIRIE, TX 75052

Deed Date: 5/8/2015
Deed Volume:
Deed Page:
Instrument: [D215098413](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HIBBLER;HIBBLER LATARAI	9/7/2010	D210223973	0000000	0000000
BEAZER HOMES OF TEXAS LP	1/2/2007	D203157905	0000000	0000000
LAKE PARKS JOE POOLE COMM LTD	1/1/2007	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	\$328,000	\$65,000	\$393,000	\$393,000
2024	\$353,000	\$65,000	\$418,000	\$360,701
2023	\$360,000	\$65,000	\$425,000	\$327,910
2022	\$300,000	\$65,000	\$365,000	\$298,100
2021	\$206,000	\$65,000	\$271,000	\$271,000
2020	\$206,000	\$65,000	\$271,000	\$271,000

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.