



Address: [1717 GRAND MEADOWS DR](#)
City: KELLER
Georeference: 24878-Y-5
Subdivision: MARSHALL RIDGE NORTH
Neighborhood Code: 3W080D

Latitude: 32.9646170859
Longitude: -97.2399050805
TAD Map: 2078-472
MAPSCO: TAR-009Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MARSHALL RIDGE NORTH
Block Y Lot 5

Jurisdictions:

CITY OF KELLER (013)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2010

Personal Property Account: N/A

Agent: TEXAS PROPERTY TAX REDUCTIONS LLC (00224)

Notice Sent Date: 4/15/2025

Notice Value: \$603,871

Protest Deadline Date: 5/24/2024

Site Number: 41352750

Site Name: MARSHALL RIDGE NORTH-Y-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,710

Percent Complete: 100%

Land Sqft^{*}: 6,750

Land Acres^{*}: 0.1549

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:

PAUDEL SANJEEV
PAHARI PRATIMA

Primary Owner Address:

1717 GRAND MEADOWS DR
KELLER, TX 76248

Deed Date: 2/10/2020

Deed Volume:

Deed Page:

Instrument: [D220033403](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCCARTY ERIN B	9/19/2018	D218209601		
PHIPPS PAMELA N	12/27/2016	D217000519		
LOBO ANGELA N;LOBO LUIS F	7/17/2015	D215158854		
COLLINS AMY LEANNE;COLLINS JON	11/27/2013	D213306978	0000000	0000000
DRAPER DEREK A;DRAPER TERRI L	6/11/2011	D211140176	0000000	0000000
CARTUS FINANCIAL CORPORATION	6/10/2011	D211140175	0000000	0000000
FROST ANDREW;FROST TRISTON	6/29/2010	D210159632	0000000	0000000
MERITAGE HOMES OF TEXAS LLC	4/13/2010	D210085760	0000000	0000000
LO LAND ASSETS LP	1/1/2007	00000000000000	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	\$463,871	\$140,000	\$603,871	\$549,130
2024	\$463,871	\$140,000	\$603,871	\$499,209
2023	\$398,999	\$120,000	\$518,999	\$453,826
2022	\$339,432	\$100,000	\$439,432	\$412,569
2021	\$275,063	\$100,000	\$375,063	\$375,063
2020	\$275,063	\$100,000	\$375,063	\$375,063

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.