

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 41530284

Address: 964 BRIDLE BIT DR

City: GRAND PRAIRIE

Georeference: 39744B-5-10

Subdivision: SOUTHWEST VILLAGE

Neighborhood Code: 1C041F

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

## PROPERTY DATA

Legal Description: SOUTHWEST VILLAGE Block 5

Lot 10

**Jurisdictions:** 

CITY OF GRAND PRAIRIE (038)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

ARLINGTON ISD (901)

State Code: A Year Built: 2012

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025 Notice Value: \$383,451

Protest Deadline Date: 5/24/2024

Site Number: 41530284

Latitude: 32.7290409675

**TAD Map:** 2138-384 **MAPSCO:** TAR-084L

Longitude: -97.0474603806

**Site Name:** SOUTHWEST VILLAGE-5-10 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,935
Percent Complete: 100%

Land Sqft\*: 5,250 Land Acres\*: 0.1205

Pool: N

+++ Rounded.

## OWNER INFORMATION

Current Owner:

NGUYEN CAU VAN

Primary Owner Address:

964 BRIDLE BIT DR

GRAND PRAIRIE, TX 75051-8397

Deed Date: 5/11/2012

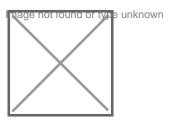
Deed Volume: 0000000

Instrument: D212116082

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GEHAN HOMES LTD	1/1/2010	00000000000000	0000000	0000000

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<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



**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	\$330,951	\$52,500	\$383,451	\$348,080
2024	\$330,951	\$52,500	\$383,451	\$316,436
2023	\$316,202	\$50,000	\$366,202	\$287,669
2022	\$240,000	\$50,000	\$290,000	\$261,517
2021	\$187,743	\$50,000	\$237,743	\$237,743
2020	\$188,594	\$50,000	\$238,594	\$238,594

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **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.

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.