



**Address:** [2307 MERLIN DR](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 17993-18-8  
**Subdivision:** HIGH HAWK AT MARTIN'S MEADOW  
**Neighborhood Code:** 1S040Y

**Latitude:** 32.6503811589  
**Longitude:** -97.038910712  
**TAD Map:** 2138-356  
**MAPSCO:** TAR-112D



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HIGH HAWK AT MARTIN'S MEADOW Block 18 Lot 8 50% UNDIVIDED INTEREST

**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:** 2005

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$193,795

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

**Site Number:** 40578585  
**Site Name:** HIGH HAWK AT MARTIN'S MEADOW-18-8-50  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 2  
**Approximate Size<sup>+++</sup>:** 2,420  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 8,278  
**Land Acres<sup>\*</sup>:** 0.1900  
**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:**  
DUGGER CATHY  
**Primary Owner Address:**  
2307 MERLIN DR  
GRAND PRAIRIE, TX 75052-3047

**Deed Date:** 4/25/2005  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D205122727](#)

## 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	\$156,544	\$37,251	\$193,795	\$193,795
2024	\$156,544	\$37,251	\$193,795	\$190,212
2023	\$163,615	\$35,000	\$198,615	\$172,920
2022	\$122,200	\$35,000	\$157,200	\$157,200
2021	\$111,744	\$35,000	\$146,744	\$146,744
2020	\$102,933	\$35,000	\$137,933	\$137,933

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.