



Address: [3213 HERITAGE COVE LN](#)
City: GRAPEVINE
Georeference: 17787H-1-4
Subdivision: HERITAGE COVE
Neighborhood Code: 3C030D

Latitude: 32.8885458053
Longitude: -97.1118162516
TAD Map: 2114-444
MAPSCO: TAR-041J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HERITAGE COVE Block 1 Lot 4

Jurisdictions:

CITY OF GRAPEVINE (011)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
GRAPEVINE-COLLEYVILLE ISD (906)

State Code: A

Year Built: 2014

Personal Property Account: N/A

Agent: TARRANT PROPERTY TAX SERVICE (00065)

Notice Sent Date: 4/15/2025

Notice Value: \$1,095,000

Protest Deadline Date: 5/24/2024

Site Number: 41653467

Site Name: HERITAGE COVE-1-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,010

Percent Complete: 100%

Land Sqft^{*}: 8,452

Land Acres^{*}: 0.1940

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:

BLANCHARD KAITLYN A
BLANCHARD JASON I

Primary Owner Address:

3213 HERITAGE COVE LN
GRAPEVINE, TX 76051

Deed Date: 3/15/2022

Deed Volume:

Deed Page:

Instrument: [D222067209](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SIRVA RELOCATION CREDIT LLC	3/14/2022	D222067208		
PALIWAL PRIYANKA;PALIWAL SUMIT	5/30/2014	D214112741	0000000	0000000
K HOVNANIAN HOMES - DFW LLC	9/20/2013	D213248820	0000000	0000000
HERITAGE COVE LLC	1/1/2013	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	\$774,000	\$200,000	\$974,000	\$974,000
2024	\$895,000	\$200,000	\$1,095,000	\$1,019,783
2023	\$787,075	\$140,000	\$927,075	\$927,075
2022	\$487,698	\$140,000	\$627,698	\$627,698
2021	\$475,000	\$140,000	\$615,000	\$615,000
2020	\$475,000	\$140,000	\$615,000	\$615,000

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.