



**Address:** [7163 PLAYA NORTE DR](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 23043R-D-39  
**Subdivision:** LA JOLLA  
**Neighborhood Code:** 1M5001

**Latitude:** 32.5962786435  
**Longitude:** -97.0408245256  
**TAD Map:** 2138-336  
**MAPSCO:** TAR-126D



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** LA JOLLA Block D Lot 39

**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:** 2018

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$623,282

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

**Site Number:** 800015743  
**Site Name:** LA JOLLA D 39  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 3,612  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 8,069  
**Land Acres<sup>\*</sup>:** 0.1852  
**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:**

SALDIVAR NOEL  
SALDIVAR LAURIE

**Primary Owner Address:**

7163 PLAYA NORTE  
GRAND PRAIRIE, TX 75054

**Deed Date:** 9/6/2018  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D218198437](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SALDIVAR LAURIE;SALDIVAR NOEL	9/5/2018	<a href="#">D218198437</a>		



## VALUES

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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	\$513,282	\$110,000	\$623,282	\$608,665
2024	\$513,282	\$110,000	\$623,282	\$553,332
2023	\$543,408	\$110,000	\$653,408	\$503,029
2022	\$470,123	\$70,000	\$540,123	\$457,299
2021	\$345,726	\$70,000	\$415,726	\$415,726
2020	\$345,726	\$70,000	\$415,726	\$415,726

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

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- 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.