



Address: [2612 GRAND COLONIAL ST](#)
City: GRAND PRAIRIE
Georeference: 23043R-E-2
Subdivision: LA JOLLA
Neighborhood Code: 1M5001

Latitude: 32.5993878374
Longitude: -97.0405745742
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 E Lot 2

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: 2017

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$663,545

Protest Deadline Date: 5/24/2024

Site Number: 800015744

Site Name: LA JOLLA E 2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,943

Percent Complete: 100%

Land Sqft^{*}: 8,658

Land Acres^{*}: 0.1988

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:

THANH NGUYEN THUY THI
DAO BRANDON VAN

Primary Owner Address:

2612 GRAND COLONIAL ST
GRAND PRAIRIE, TX 75054

Deed Date: 5/7/2018

Deed Volume:

Deed Page:

Instrument: [D218100243](#)

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	\$553,545	\$110,000	\$663,545	\$663,545
2024	\$553,545	\$110,000	\$663,545	\$609,589
2023	\$586,134	\$110,000	\$696,134	\$554,172
2022	\$476,232	\$70,000	\$546,232	\$503,793
2021	\$387,994	\$70,000	\$457,994	\$457,994
2020	\$388,971	\$70,000	\$458,971	\$458,971

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.