



**Address:** [5836 TORY DR](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 23179-C-25  
**Subdivision:** LAKE FOREST ADDN - GRAND PRAIRIE  
**Neighborhood Code:** 1M700L

**Latitude:** 32.6400248898  
**Longitude:** -97.0555534156  
**TAD Map:** 2132-352  
**MAPSCO:** TAR-112G



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** LAKE FOREST ADDN - GRAND PRAIRIE Block C Lot 25

**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:** 2019  
**Personal Property Account:** N/A  
**Agent:** OOWNWELL INC (12140)  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 800028862  
**Site Name:** LAKE FOREST ADDN - GRAND PRAIRIE C 25  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,989  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 6,442  
**Land Acres<sup>\*</sup>:** 0.1479  
**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:**  
PHAM KATIE TRANG  
**Primary Owner Address:**  
5836 TORY DR  
GRAND PRAIRIE, TX 75052

**Deed Date:** 10/3/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D223181868](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CUTTING EDGE ENTERPRISE INC	7/2/2020	<a href="#">D220157483</a>		
VRX HOLDINGS LLC	5/31/2019	<a href="#">D219121353</a>		



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	\$364,381	\$75,000	\$439,381	\$439,381
2024	\$364,381	\$75,000	\$439,381	\$439,381
2023	\$374,663	\$75,000	\$449,663	\$449,663
2022	\$340,534	\$75,000	\$415,534	\$415,534
2021	\$249,000	\$75,000	\$324,000	\$324,000
2020	\$239,149	\$75,000	\$314,149	\$314,149

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.