



Address: [7572 SEVIE](#)
City: GRAND PRAIRIE
Georeference: 7445-B-3
Subdivision: CLEARVIEW ESTATES
Neighborhood Code: 1M5003

Latitude: 32.5720262428
Longitude: -97.0487859731
TAD Map: 2138-328
MAPSCO: TAR-126R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CLEARVIEW ESTATES Block B
Lot 3

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: 2020
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 800031574
Site Name: CLEARVIEW ESTATES B 3
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,705
Percent Complete: 100%
Land Sqft^{*}: 7,799
Land Acres^{*}: 0.1790
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:
DONDIEGO NAYELI
SANCHEZ EDWARD JAMES
Primary Owner Address:
7572 SEVIE LN
GRAND PRAIRIE, TX 75054

Deed Date: 5/15/2023
Deed Volume:
Deed Page:
Instrument: [D223083599](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|--|------------|----------------------------|-------------|-----------|
| MORALES EMPERATRIZ VEGA;VEGA FRANCISCO | 4/24/2020 | D220093873 | | |
| WINDSOR HOMES CUMBERLAND LLC | 11/12/2019 | D219262250 | | |



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 | \$409,154 | \$90,000 | \$499,154 | \$499,154 |
| 2024 | \$409,154 | \$90,000 | \$499,154 | \$499,154 |
| 2023 | \$393,614 | \$90,000 | \$483,614 | \$430,004 |
| 2022 | \$360,081 | \$80,000 | \$440,081 | \$390,913 |
| 2021 | \$275,375 | \$80,000 | \$355,375 | \$355,375 |
| 2020 | \$0 | \$56,000 | \$56,000 | \$56,000 |

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

There are no exemptions for this property

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.