



LOCATION

Address: [2529 TIBER RIVER LN](#)

City: GRAND PRAIRIE

Georeference: 14519-1-2

Subdivision: FORUM VILLAGE S W ADDITION

Neighborhood Code: 1S030C

Latitude: 32.6801908006

Longitude: -97.0414874555

TAD Map: 2138-368

MAPSCO: TAR-098M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FORUM VILLAGE S W
ADDITION Block 1 Lot 2

Jurisdictions:

CITY OF GRAND PRAIRIE (038)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

ARLINGTON ISD (901)

State Code: A

Year Built: 1992

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 00980447

Site Name: FORUM VILLAGE S W ADDITION-1-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,571

Percent Complete: 100%

Land Sqft^{*}: 8,050

Land Acres^{*}: 0.1848

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:

TRUE NORTH PROPERTY OWNER C LLC

Primary Owner Address:

PO BOX 4090

SCOTTSDALE, AZ 85261

Deed Date: 10/4/2023

Deed Volume:

Deed Page:

Instrument: [D223186287](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRUE NORTH BORROWER TEXAS LLC	1/4/2022	D222007769		
NAQVI SYED AKHTAR	6/22/2001	00149800000095	0014980	0000095
NAQVI SYED;NAQVI ZAFAR HUSSAIN	1/29/1997	00126600000729	0012660	0000729
MONROE JACQUELINE;MONROE RICHARD H	2/13/1992	00105390001258	0010539	0001258
EMGEE CONSTRUCTION COMPANY	6/19/1991	00103780001135	0010378	0001135
FIRST REPUBLIC BANK HOUSTON	4/5/1988	00092500001463	0009250	0001463
HEMOCRAFT CAPITAL CORP	8/22/1983	00075950001394	0007595	0001394
HEMOCRAFT LAND DEV INC	12/31/1900	00000000000000	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	\$0	\$0	\$0	\$0
2024	\$219,491	\$72,450	\$291,941	\$291,941
2023	\$255,000	\$45,000	\$300,000	\$300,000
2022	\$195,762	\$45,000	\$240,762	\$217,868
2021	\$167,768	\$45,000	\$212,768	\$198,062
2020	\$141,554	\$45,000	\$186,554	\$180,056

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.