



## LOCATION

---

**Address:** [2400 BLAIR CT](#)

**City:** GRAPEVINE

**Georeference:** 2775-1-5

**Subdivision:** BLAIR MANOR ESTATES

**Neighborhood Code:** 3G020B

**Latitude:** 32.9635247025

**Longitude:** -97.0916851056

**TAD Map:** 2120-468

**MAPSCO:** TAR-013Y



Google Map or type unknown

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

## PROPERTY DATA

---

**Legal Description:** BLAIR MANOR ESTATES Block  
1 Lot 5

**Jurisdictions:**

CITY OF GRAPEVINE (011)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

GRAPEVINE-COLLEYVILLE ISD (906)

**State Code:** A

**Year Built:** 1985

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 05788404

**Site Name:** BLAIR MANOR ESTATES-1-5

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,092

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,142

**Land Acres<sup>\*</sup>:** 0.2098

**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:**

DUKE BRET

DUKE JAYME L

**Primary Owner Address:**

2400 BLAIR CT

GRAPEVINE, TX 76051

**Deed Date:** 5/12/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220112176](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DUKE JAYME L	10/3/2014	M214010890		
SEETIN JAYME L	10/1/2010	<a href="#">D210245383</a>	0000000	0000000
ROBEY JANET L	12/17/1994	000000000000000	0000000	0000000
WALSH JANET L	3/24/1994	00115160001615	0011516	0001615
WALSH JANET;WALSH MICHAEL	2/27/1987	00088580000111	0008858	0000111
G W THOMPSON CONSTR INC	2/26/1987	00088580000110	0008858	0000110
LIVIN GOOD HOMES INC	7/12/1985	00082420000803	0008242	0000803
TATE CUSTOM BLDR INC	1/1/1985	000000000000000	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$384,743	\$95,000	\$479,743	\$402,547
2023	\$387,898	\$70,000	\$457,898	\$365,952
2022	\$272,684	\$60,000	\$332,684	\$332,684
2021	\$274,883	\$60,000	\$334,883	\$305,335
2020	\$217,577	\$60,000	\$277,577	\$277,577

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.