



## LOCATION

**Address:** [4752 LINCOLNSHIRE DR](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 38234N-E-3  
**Subdivision:** SHEFFIELD VILLAGE PHASE 10  
**Neighborhood Code:** 1S040R

**Latitude:** 32.6594689379  
**Longitude:** -97.0534252411  
**TAD Map:** 2132-360  
**MAPSCO:** TAR-098Y



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SHEFFIELD VILLAGE PHASE  
10 Block E Lot 3

**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:** 1996

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 06874606

**Site Name:** SHEFFIELD VILLAGE PHASE 10-E-3

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,996

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,433

**Land Acres<sup>\*</sup>:** 0.1706

**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 PHUONG

**Primary Owner Address:**

4752 LINCOLNSHIRE DR  
GRAND PRAIRIE, TX 75052-8341

**Deed Date:** 12/21/1998

**Deed Volume:** 0013603

**Deed Page:** 0000012

**Instrument:** 00136030000012

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CROOK DENNIS A;CROOK LESLIE J	4/21/1997	00127600000196	0012760	0000196
BEAZER HOMES TEXAS LP	6/25/1996	00124150001135	0012415	0001135
CENTENNIAL HOMES INC	1/1/1995	00000000000000	0000000	0000000

## VALUES

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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	\$374,545	\$66,897	\$441,442	\$372,910
2023	\$367,769	\$55,000	\$422,769	\$339,009
2022	\$296,866	\$55,000	\$351,866	\$308,190
2021	\$252,732	\$55,000	\$307,732	\$280,173
2020	\$199,703	\$55,000	\$254,703	\$254,703

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

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- 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.