

LOCATION

Address: [2460 RANCHVIEW DR](#)

City: GRAND PRAIRIE

Georeference: 7336-A-9

Subdivision: CIMMARON ESTATES ADDN-GRAND PR

Neighborhood Code: 1S030B

Latitude: 32.6867504199

Longitude: -97.0398310422

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: CIMMARON ESTATES ADDN-
GRAND PR Block A Lot 9

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: 2001

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 07340826

Site Name: CIMMARON ESTATES ADDN-GRAND PR-A-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,897

Percent Complete: 100%

Land Sqft^{*}: 6,600

Land Acres^{*}: 0.1515

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:

T VU LAN

Primary Owner Address:

2460 RANCHVIEW DR
GRAND PRAIRIE, TX 75052

Deed Date: 4/26/2018

Deed Volume:

Deed Page:

Instrument: [D218095359](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
VU LAN T;VU NGA T	1/17/2012	D212013034	0000000	0000000
BARTON WENDY L	6/26/2001	00150120000061	0015012	0000061
KB HOME LONE STAR LP	1/17/2001	00147050000297	0014705	0000297
KARUFMAN & BROAD LONE STAR LP	1/14/2000	00141800000347	0014180	0000347
INTERIM FINANCIAL SERV INC	1/1/1999	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	\$256,456	\$59,400	\$315,856	\$315,856
2023	\$270,957	\$55,000	\$325,957	\$325,957
2022	\$223,064	\$55,000	\$278,064	\$278,064
2021	\$184,998	\$55,000	\$239,998	\$239,998
2020	\$167,254	\$55,000	\$222,254	\$222,254

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.