

LOCATION

Address: [2420 RANCHVIEW DR](#)

City: GRAND PRAIRIE

Georeference: 7336-A-19

Subdivision: CIMMARON ESTATES ADDN-GRAND PR

Neighborhood Code: 1S030B

Latitude: 32.6867364247

Longitude: -97.0378782774

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 19

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: 2003

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 07340923

Site Name: CIMMARON ESTATES ADDN-GRAND PR-A-19

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,666

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:

QUINTANA KAREL

SANCHEZ DAILYN DELA CARIDAD MELENDREZ

Primary Owner Address:

2420 RANCHVIEW DR

GRAND PRAIRIE, TX 75052

Deed Date: 9/5/2017

Deed Volume:

Deed Page:

Instrument: [D217205741](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
QUINTANA KAREL	9/4/2017	D217205741		
SECRETARY OF HOUSING & URBAN DEVELOPMENT	11/5/2013	D217096545		
CITIMORTGAGE INC	11/5/2013	D213300641	0000000	0000000
JOHNSON DONNA;JOHNSON N SIMPSON	5/10/2011	D211234252	0000000	0000000
RANCHVIEW FAMILY TRUST	5/3/2011	D211109499	0000000	0000000
JOHNSON DONNA LUCILLE;JOHNSON N	12/19/2003	D204018923	0000000	0000000
KB HOME LONE STAR LP	1/17/2001	00147050000297	0014705	0000297
KARUFMAN & BROAD LONE STAR LP	8/16/1999	00140080000383	0014008	0000383
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	\$309,112	\$59,400	\$368,512	\$368,512
2023	\$326,731	\$55,000	\$381,731	\$355,765
2022	\$268,423	\$55,000	\$323,423	\$323,423
2021	\$222,079	\$55,000	\$277,079	\$277,079
2020	\$200,466	\$55,000	\$255,466	\$255,466

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.