

LOCATION

Address: [2731 WATERWAY DR](#)

City: GRAND PRAIRIE

Georeference: 8537J-H-8

Subdivision: COVE AT GRAND PENINSULA, THE

Neighborhood Code: 1M500L

Latitude: 32.5979958225

Longitude: -97.0449976926

TAD Map: 2138-336

MAPSCO: TAR-126D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COVE AT GRAND PENINSULA,
THE Block H Lot 8

Jurisdictions:

CITY OF GRAND PRAIRIE (038)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A

Year Built: 2006

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40944689

Site Name: COVE AT GRAND PENINSULA, THE-H-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,829

Percent Complete: 100%

Land Sqft^{*}: 6,334

Land Acres^{*}: 0.1454

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:

GNEGY-DAVIDSON CLINT

Primary Owner Address:

2731 WATERWAY DR
GRAND PRAIRIE, TX 75054

Deed Date: 4/19/2017

Deed Volume:

Deed Page:

Instrument: [D217086988](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
STAMPER KELAN	9/18/2014	D214207393		
SPURLOCK JAMIE;SPURLOCK KRISTINA	10/25/2006	D206367796	0000000	0000000
GOODMAN FAMILY BUILDERS LP	5/3/2006	D206135291	0000000	0000000
W/J PENINSULA DEV LP	1/1/2005	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	\$283,000	\$70,000	\$353,000	\$353,000
2023	\$302,249	\$70,000	\$372,249	\$321,443
2022	\$276,882	\$60,000	\$336,882	\$292,221
2021	\$205,655	\$60,000	\$265,655	\$265,655
2020	\$184,685	\$60,000	\$244,685	\$244,685

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.