



LOCATION

Address: [6912 CATAMARAN DR](#)
City: GRAND PRAIRIE
Georeference: 7553-H-6
Subdivision: COAST AT GRAND PENINSULA,THE
Neighborhood Code: 1M500X

Latitude: 32.6043919781
Longitude: -97.0466216885
TAD Map: 2138-340
MAPSCO: TAR-112Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COAST AT GRAND
PENINSULA,THE Block H Lot 6

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: 2011

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 41321898

Site Name: COAST AT GRAND PENINSULA,THE-H-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,419

Percent Complete: 100%

Land Sqft^{*}: 13,296

Land Acres^{*}: 0.3052

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

PARIK SEJAL

Primary Owner Address:

6912 CATAMARAN DR
GRAND PRAIRIE, TX 75054

Deed Date: 6/27/2022

Deed Volume:

Deed Page:

Instrument: [D222163094](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PARIKH AASHISH R	1/30/2012	D212027600	0000000	0000000
DREES CUSTOM HOMES LP	8/29/2011	D211222700	0000000	0000000
W/J PENINSULA DEVELOPMENT LP	1/1/2007	0000000000000000	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	\$551,329	\$106,820	\$658,149	\$658,149
2023	\$553,736	\$120,000	\$673,736	\$673,736
2022	\$504,303	\$120,000	\$624,303	\$512,711
2021	\$346,101	\$120,000	\$466,101	\$466,101
2020	\$346,101	\$120,000	\$466,101	\$466,101

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.