



## LOCATION

**Address:** [4409 VINEYARD CREEK DR](#)  
**City:** GRAPEVINE  
**Georeference:** 44729D-1-6A  
**Subdivision:** VINEYARD CREEK ESTATES  
**Neighborhood Code:** 3C100M

**Latitude:** 32.8912754481  
**Longitude:** -97.0952281248  
**TAD Map:** 2120-444  
**MAPSCO:** TAR-041F



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** VINEYARD CREEK ESTATES  
Block 1 Lot 6A

**Jurisdictions:**

CITY OF GRAPEVINE (011)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
GRAPEVINE-COLLEYVILLE ISD (906)

**State Code:** A

**Year Built:** 2016

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 41675444

**Site Name:** VINEYARD CREEK ESTATES-1-6

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,597

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,897

**Land Acres<sup>\*</sup>:** 0.2501

**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:**

LISA LEDFORD LIVING TRUST, THE

**Primary Owner Address:**

3365 SPRUCE LN  
GRAPEVINE, TX 76051

**Deed Date:** 12/19/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217292474](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MHI PARTNERSHIP LTD	11/10/2016	<a href="#">D216265791</a>		
FR FINANCE LLC	9/3/2015	<a href="#">D215209597</a>		
D R HORTON TEXAS LTD	1/1/2013	000000000000000	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	\$487,900	\$125,100	\$613,000	\$613,000
2023	\$474,900	\$125,100	\$600,000	\$600,000
2022	\$407,791	\$125,100	\$532,891	\$532,891
2021	\$318,670	\$110,000	\$428,670	\$428,670
2020	\$323,000	\$110,000	\$433,000	\$433,000

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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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.