

LOCATION

Address: [3712 LAKERIDGE DR](#)
City: GRAPEVINE
Georeference: 26089-1-1
Subdivision: MILLER RESIDENCE
Neighborhood Code: 3G050C

Latitude: 32.9759795137
Longitude: -97.0983798089
TAD Map: 2120-476
MAPSCO: TAR-013P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MILLER RESIDENCE Block 1 Lot 1

Jurisdictions:

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

Site Number: 800056616
Site Name: SubdivisionName MILLER RESIDENCE Block 1 Lot 1
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 4,313
Percent Complete: 100%
Land Sqft^{*}: 31,613
Land Acres^{*}: 0.7257
Pool: N

State Code: A

Year Built: 2021

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

THE RODNEY T MILLER AND LYNN MARIE MILLER FAMILY LIVING TRUST

Primary Owner Address:

3712 LAKERIDGE DR
GRAPEVINE, TX 76051

Deed Date: 11/16/2023

Deed Volume:

Deed Page:

Instrument: [D223207440](#)

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	\$794,935	\$155,065	\$950,000	\$950,000
2023	\$782,286	\$155,065	\$937,351	\$937,351
2022	\$803,032	\$154,967	\$957,999	\$957,999
2021	\$0	\$118,750	\$118,750	\$118,750
0	\$0	\$0	\$0	\$0

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.