



**Address:** [445 SHADY LN](#)  
**City:** SOUTHLAKE  
**Georeference:** 16405--5  
**Subdivision:** GREG'S COUNTRY ACRES ADDITION  
**Neighborhood Code:** 3S300Z

**Latitude:** 32.9467991265  
**Longitude:** -97.1126490875  
**TAD Map:** 2114-464  
**MAPSCO:** TAR-026H



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

## PROPERTY DATA

**Legal Description:** GREG'S COUNTRY ACRES ADDITION Lot 5

**Jurisdictions:**

- CITY OF SOUTHLAKE (022)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- CARROLL ISD (919)

**State Code:** A

**Year Built:** 1987

**Personal Property Account:** N/A

**Agent:** THE RAY TAX GROUP LLC (01008)

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

**Site Number:** 01139177

**Site Name:** GREG'S COUNTRY ACRES ADDITION-5

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,789

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 83,635

**Land Acres<sup>\*</sup>:** 1.9200

**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:**

STEWART CONNIE ANN  
STEWART LARRY ROSS

**Primary Owner Address:**

445 SHADY LN  
SOUTHLAKE, TX 76092

**Deed Date:** 5/9/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223080206](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FRIELING DANA;FRIELING JOHN	7/15/2013	<a href="#">D213185455</a>	0000000	0000000
TILBURY JENNY;TILBURY MICHAEL L	1/26/2011	<a href="#">D211060858</a>	0000000	0000000
TILBURY JENNY B;TILBURY MICHAEL	10/9/2002	00160650000335	0016065	0000335
CITI BANK	7/10/2002	00158280000069	0015828	0000069
BROWN CHERYL;BROWN LARRY L	11/17/2000	00146260000132	0014626	0000132
LAWRENCE PAULA	6/30/1998	00133120000463	0013312	0000463
ZALOVSKY DAVID;ZALOVSKY STELLA	6/23/1986	00085880000464	0008588	0000464
A & B CONST CO INC	6/11/1985	00082090000657	0008209	0000657
PAT WACASEY BUILDERS INC	7/6/1984	00078810001180	0007881	0001180
JOSEPH W SANDERS	12/31/1900	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	\$393,297	\$801,000	\$1,194,297	\$1,194,297
2023	\$359,892	\$801,000	\$1,160,892	\$1,105,441
2022	\$441,209	\$605,000	\$1,046,209	\$1,004,946
2021	\$325,125	\$605,000	\$930,125	\$913,587
2020	\$198,606	\$634,000	\$832,606	\$830,534

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.