



Address: [1311 SUNSHINE LN](#)
City: SOUTHLAKE
Georeference: A1511-3A01H
Subdivision: TROOP, FRANCIS SURVEY
Neighborhood Code: 3S300L

Latitude: 32.9579268514
Longitude: -97.1244402783
TAD Map: 2114-468
MAPSCO: TAR-012Y



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

PROPERTY DATA

Legal Description: TROOP, FRANCIS SURVEY
Abstract 1511 Tract 3A01H

Jurisdictions:

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

State Code: A

Year Built: 1972

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/15/2025

Site Number: 04207769

Site Name: TROOP, FRANCIS SURVEY-3A01H

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,102

Percent Complete: 100%

Land Sqft^{*}: 87,120

Land Acres^{*}: 2.0000

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:
G13 SUNSHINE ELEVEN LLC
Primary Owner Address:
1601 KINGSWOOD LN
COLLEYVILLE, TX 76034

Deed Date: 6/14/2022
Deed Volume:
Deed Page:
Instrument: [D222153000](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|----------------------------------|------------|----------------------------|-------------|-----------|
| GTOPIA LIVING TRUST | 12/13/2021 | D221362951 | | |
| GIOLMA F EDWIN | 3/27/2000 | 00142870000192 | 0014287 | 0000192 |
| STEPHENS ELAINE;STEPHENS ROGER L | 2/14/1994 | 00114680001825 | 0011468 | 0001825 |
| BURK LARRY D | 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 | \$160,798 | \$825,000 | \$985,798 | \$985,798 |
| 2023 | \$324,907 | \$825,000 | \$1,149,907 | \$1,149,907 |
| 2022 | \$160,210 | \$625,000 | \$785,210 | \$653,404 |
| 2021 | \$157,218 | \$625,000 | \$782,218 | \$594,004 |
| 2020 | \$156,484 | \$650,000 | \$806,484 | \$540,004 |

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.