

Tarrant Appraisal District

Property Information | PDF

Account Number: 06694489

Address: 116 HARVARD DR

City: SOUTHLAKE

**Georeference:** 33024-3-6

**Subdivision: PRINCETON PARK ADDITION** 

Neighborhood Code: 3S030N

Latitude: 32.9313681154 Longitude: -97.1593269851

**TAD Map:** 2102-460 **MAPSCO:** TAR-025R





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

## PROPERTY DATA

Legal Description: PRINCETON PARK ADDITION

Block 3 Lot 6

Jurisdictions:

CITY OF SOUTHLAKE (022) TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

CARROLL ISD (919)

State Code: A Year Built: 1994

Personal Property Account: N/A

Agent: None

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

Site Number: 06694489

**Site Name:** PRINCETON PARK ADDITION-3-6 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 3,303
Percent Complete: 100%

Land Sqft\*: 28,920 Land Acres\*: 0.6639

Pool: Y

+++ Rounded.

## **OWNER INFORMATION**

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<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



USMANI NAZISH USMANI TARIQ

**Primary Owner Address:** 116 HARVARD DR SOUTHLAKE, TX 76092

Deed Date: 6/10/2024

Deed Volume: Deed Page:

Instrument: D224102831

| Previous Owners                 | Date      | Instrument     | Deed Volume | Deed Page |
|---------------------------------|-----------|----------------|-------------|-----------|
| JAS AND ABS REVOCABLE TRUST     | 6/24/2022 | D222167570     |             |           |
| SIBERT ALICIA;SIBERT JAMES      | 2/9/2017  | D217032863     |             |           |
| HILL MATTHEW T                  | 6/20/2012 | D212152991     | 0000000     | 0000000   |
| WIKOFF CYNTHIA; WIKOFF STEVEN D | 5/26/1995 | 00119890000653 | 0011989     | 0000653   |
| MASTERMARK HOMES CORP           | 8/25/1994 | 00117130001408 | 0011713     | 0001408   |
| SUNNYBROOK PROPERTIES           | 1/1/1994  | 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. <u>Tarrant County Tax Office Account Information</u>.

| Year | Improvement Market | Land Market | Total Market | Total Appraised* |
|------|--------------------|-------------|--------------|------------------|
| 2025 | \$0                | \$0         | \$0          | \$0              |
| 2024 | \$693,672          | \$424,170   | \$1,117,842  | \$937,735        |
| 2023 | \$552,217          | \$424,170   | \$976,387    | \$852,486        |
| 2022 | \$613,532          | \$290,975   | \$904,507    | \$774,987        |
| 2021 | \$413,559          | \$290,975   | \$704,534    | \$704,534        |
| 2020 | \$405,779          | \$298,755   | \$704,534    | \$704,534        |

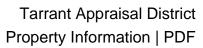
Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

There are no exemptions for this property

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.



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.

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