



Address: [1612 BYRON NELSON PKWY](#)
City: SOUTHLAKE
Georeference: 42166C-1-22
Subdivision: TIMARRON ADDN - HUNTLY MANOR
Neighborhood Code: 3S020D

Latitude: 32.9233850717
Longitude: -97.1317544107
TAD Map: 2108-456
MAPSCO: TAR-026U



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

PROPERTY DATA

Legal Description: TIMARRON ADDN - HUNTLY
MANOR Block 1 Lot 22

Jurisdictions:

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

State Code: A

Year Built: 2000

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Protest Deadline Date: 5/15/2025

Site Number: 07289960

Site Name: TIMARRON ADDN - HUNTLY MANOR-1-22

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,921

Percent Complete: 100%

Land Sqft^{*}: 15,003

Land Acres^{*}: 0.3444

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:

J & S FAMILY TRUST

Primary Owner Address:

1612 BYRON NELSON PKWY
SOUTHLAKE, TX 76092

Deed Date: 8/21/2023

Deed Volume:

Deed Page:

Instrument: [D223151720](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PERDUE SHELLEY A;ROACH JOHN F	4/8/2019	D219071374		
JUNTTI KERRY J;JUNTTI LINDA	1/3/2003	D209075919	0000000	0000000
WOLF CHRIS A	7/10/2000	00144460000370	0014446	0000370
K & H HOMES LTD	12/29/1999	00141680000456	0014168	0000456
WESTERRA TIMARRON LP	1/1/1999	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	\$973,000	\$650,000	\$1,623,000	\$1,477,267
2023	\$1,225,683	\$650,000	\$1,875,683	\$1,342,970
2022	\$862,644	\$450,000	\$1,312,644	\$1,220,882
2021	\$659,893	\$450,000	\$1,109,893	\$1,109,893
2020	\$662,866	\$450,000	\$1,112,866	\$1,112,866

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.