



Address: [1737 LAGUNA BAY S](#)
City: PELICAN BAY
Georeference: 23072-1-35
Subdivision: LAGUNA BAY
Neighborhood Code: 2A100E

Latitude: 32.9185397085
Longitude: -97.5100540488
TAD Map: 1994-452
MAPSCO: TAR-016S



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

PROPERTY DATA

Legal Description: LAGUNA BAY Block 1 Lot 35

Jurisdictions:

- CITY OF PELICAN BAY (036)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- AZLE ISD (915)

State Code: A

Year Built: 2019

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 41465474

Site Name: LAGUNA BAY-1-35

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 4,103

Percent Complete: 100%

Land Sqft*: 29,943

Land Acres*: 0.6873

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:

LATT FRANK N
LATT CAROL J

Primary Owner Address:

1737 S LAGUNA BAY
AZLE, TX 76020

Deed Date: 3/18/2020

Deed Volume:

Deed Page:

Instrument: [D220066438](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MEANS WANDA LABOUNTY	8/22/2019	D219190130		
MICHAELIS DAN;MICHAELIS SHYLLO R	9/21/2018	D218212134		
BPM DEVELOPMENT & INVESTMENT LLC	7/31/2018	D218175742		
MAYNOR BRIAN	8/31/2017	D217208636		
LB EAGLE INVESTMENTS LP	11/27/2012	D212292446	0000000	0000000
EMERALD MORTG PARTNERS LLC	11/21/2012	D212291212	0000000	0000000
CTMGT PELICAN BAY LLC	9/26/2012	D212243792	0000000	0000000
FIRST INTERNATIONAL BANK	4/5/2011	D211079877	0000000	0000000
MEC SHORES LP	1/1/2009	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	\$1,457,308	\$249,755	\$1,707,063	\$1,174,019
2023	\$1,246,796	\$249,755	\$1,496,551	\$1,067,290
2022	\$871,778	\$125,492	\$997,270	\$933,900
2021	\$817,626	\$31,374	\$849,000	\$849,000
2020	\$349,461	\$31,374	\$380,835	\$380,835

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)
- DISABLED VET 100 PCT 11.131 - T&P

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.