



Address: [1795 SLEEPY HOLLOW TR](#)
City: SOUTHLAKE
Georeference: 6885-1-9
Subdivision: CEDAR OAKS ESTATES ADDITION
Neighborhood Code: 3S040B

Latitude: 32.9607844201
Longitude: -97.1739877811
TAD Map: 2096-468
MAPSCO: TAR-011X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CEDAR OAKS ESTATES
ADDITION Block 1 Lot 9

Jurisdictions:

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

State Code: A

Year Built: 1984

Personal Property Account: N/A

Agent: PROPERTY TAX PROTEST (00795)

Notice Sent Date: 4/15/2025

Notice Value: \$1,505,239

Protest Deadline Date: 5/24/2024

Site Number: 00464597

Site Name: CEDAR OAKS ESTATES ADDITION-1-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,785

Percent Complete: 100%

Land Sqft^{*}: 68,127

Land Acres^{*}: 1.5639

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:

MANNING MICHAEL N

Primary Owner Address:

1795 SLEEPY HOLLOW TR
SOUTHLAKE, TX 76092-4129

Deed Date: 1/29/1999

Deed Volume: 0013648

Deed Page: 0000320

Instrument: 00136480000320

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DERR JAYME B;DERR ROBERT W	6/16/1989	00096240001339	0009624	0001339
DEATS CAROL;DEATS DAVID	4/2/1984	00077850001970	0007785	0001970
LEE K WAYNE	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	\$556,465	\$694,200	\$1,250,665	\$1,125,684
2024	\$811,039	\$694,200	\$1,505,239	\$1,023,349
2023	\$681,604	\$694,200	\$1,375,804	\$930,317
2022	\$347,322	\$516,000	\$863,322	\$845,743
2021	\$349,965	\$516,000	\$865,965	\$768,857
2020	\$227,415	\$562,800	\$790,215	\$698,961

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.