



**Address:** [1529 SWAN CT](#)  
**City:** PELICAN BAY  
**Georeference:** 32060C-18-18  
**Subdivision:** PELICAN BAY ADDITION  
**Neighborhood Code:** 2Y300L

**Latitude:** 32.9191913006  
**Longitude:** -97.5165183456  
**TAD Map:** 1994-452  
**MAPSCO:** TAR-015V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** PELICAN BAY ADDITION Block  
18 Lot 18

**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:** C1

**Year Built:** 0

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 02189755

**Site Name:** PELICAN BAY ADDITION-18-18

**Site Class:** C1 - Residential - Vacant Land

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 0

**Percent Complete:** 0%

**Land Sqft<sup>\*</sup>:** 7,549

**Land Acres<sup>\*</sup>:** 0.1733

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

KADIYALA CHANDRA SEKHAR

**Primary Owner Address:**

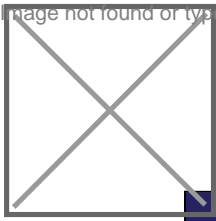
274 MELROSE AVE  
IRVING, TX 75039

**Deed Date:** 6/29/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218144969](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
JTD INV LLC	6/12/2017	<a href="#">D217136539</a>		
REED KENNETH WAYNE	3/4/2014	<a href="#">D214042691</a>	0000000	0000000
REED LOUISE	3/19/1987	00088800001589	0008880	0001589
LEWIS MARY ANN	3/28/1983	00074730000851	0007473	0000851

## 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 <sup>+</sup>
2025	\$0	\$25,995	\$25,995	\$25,995
2024	\$0	\$25,995	\$25,995	\$25,995
2023	\$0	\$25,995	\$25,995	\$25,995
2022	\$0	\$12,131	\$12,131	\$12,131
2021	\$0	\$12,131	\$12,131	\$12,131
2020	\$0	\$7,000	\$7,000	\$7,000

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.