



Address: [1040 SUMMERPLACE LN](#)
City: SOUTHLAKE
Georeference: 40683-2-8
Subdivision: SUMMER PLACE ADDITION
Neighborhood Code: 3S060G

Latitude: 32.9542506463
Longitude: -97.1465095866
TAD Map: 2108-468
MAPSCO: TAR-026A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUMMER PLACE ADDITION
Block 2 Lot 8

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

State Code: A
Year Built: 1974
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$426,362
Protest Deadline Date: 5/24/2024

Site Number: 03015505
Site Name: SUMMER PLACE ADDITION-2-8
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,859
Percent Complete: 100%
Land Sqft^{*}: 12,116
Land Acres^{*}: 0.2781
Pool: N

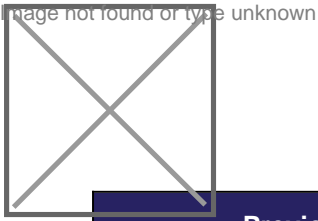
⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
THE TRISTAN M MILMOE REVOCABLE TRUST
Primary Owner Address:
1040 SUMMERPLACE LN
SOUTHLAKE, TX 76092

Deed Date: 9/26/2022
Deed Volume:
Deed Page:
Instrument: [D222238169](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MILMOE TRISTAN M	12/27/2007	D207459933	0000000	0000000
KULASXA CHARLES;KULASXA JOYCE	6/30/1976	00060430000146	0006043	0000146

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	\$217,425	\$208,575	\$426,000	\$426,000
2024	\$217,787	\$208,575	\$426,362	\$387,951
2023	\$221,475	\$208,575	\$430,050	\$352,683
2022	\$231,427	\$139,050	\$370,477	\$320,621
2021	\$152,424	\$139,050	\$291,474	\$291,474
2020	\$190,439	\$125,145	\$315,584	\$315,584

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.