



Address: [717 CIMARRON TR](#)
City: SOUTHLAKE
Georeference: 44736-3-13
Subdivision: VISTA TRAILS ADDITION
Neighborhood Code: 3W020G

Latitude: 32.9459120291
Longitude: -97.2004685209
TAD Map: 2090-464
MAPSCO: TAR-024G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VISTA TRAILS ADDITION Block
3 Lot 13

Jurisdictions:
CITY OF SOUTHLAKE (022)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A
Year Built: 1974
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$625,700
Protest Deadline Date: 5/24/2024

Site Number: 03275213
Site Name: VISTA TRAILS ADDITION-3-13
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,470
Percent Complete: 100%
Land Sqft^{*}: 21,204
Land Acres^{*}: 0.4867
Pool: Y

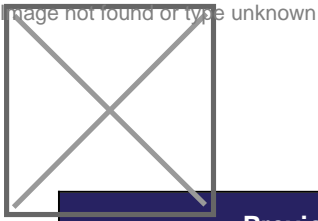
⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
EPPERSON LAURA
Primary Owner Address:
717 CIMARRON TR
SOUTHLAKE, TX 76092-5609

Deed Date: 9/11/2022
Deed Volume:
Deed Page:
Instrument: 142-22-170032



Previous Owners	Date	Instrument	Deed Volume	Deed Page
EPPERSON JEFFREY B;EPPERSON LAURA	11/24/1993	00113520001421	0011352	0001421
SUNLEY PAUL;SUNLEY PAULETTE	3/31/1986	00084990000592	0008499	0000592
CASE HELEN B	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	\$430,980	\$194,720	\$625,700	\$475,167
2024	\$430,980	\$194,720	\$625,700	\$431,970
2023	\$468,436	\$140,000	\$608,436	\$392,700
2022	\$287,000	\$70,000	\$357,000	\$357,000
2021	\$312,173	\$70,000	\$382,173	\$382,173
2020	\$256,750	\$70,000	\$326,750	\$326,750

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.