



Address: [1216 MORGAN RD](#)
City: SOUTHLAKE
Georeference: 8878-6-10
Subdivision: CROSS TIMBER HILLS ADDITION
Neighborhood Code: 3S040L

Latitude: 32.9576899896
Longitude: -97.1787807905
TAD Map: 2096-468
MAPSCO: TAR-011W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CROSS TIMBER HILLS
ADDITION Block 6 Lot 10

Jurisdictions:

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

State Code: A

Year Built: 1985

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$1,159,546

Protest Deadline Date: 5/24/2024

Site Number: 05446406

Site Name: CROSS TIMBER HILLS ADDITION-6-10

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,748

Percent Complete: 100%

Land Sqft^{*}: 49,005

Land Acres^{*}: 1.1250

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:

VAN CLEVE SURVIVOR'S TRUST

Primary Owner Address:

1216 MORGAN RD
SOUTHLAKE, TX 76092

Deed Date: 12/14/2022

Deed Volume:

Deed Page:

Instrument: [D222292140](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KYLE AND CINDY VAN CLEVE LIVING TRUST	2/22/2017	D217048030		
VAN CLEVE CINDY C;VAN CLEVE S K	7/25/1995	00120460000634	0012046	0000634
ALAVIAN FARID;ALAVIAN MICHELLE	5/24/1990	00099430000125	0009943	0000125
KLEIN LYNNE;KLEIN ROBERT	8/28/1985	00082910000938	0008291	0000938
P H DESIGNS CORP	9/5/1984	00079400001763	0007940	0001763
CROSS TIMBER HILLS CO	1/1/1984	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	\$597,046	\$562,500	\$1,159,546	\$999,775
2024	\$597,046	\$562,500	\$1,159,546	\$908,886
2023	\$568,124	\$562,500	\$1,130,624	\$826,260
2022	\$467,392	\$406,250	\$873,642	\$751,145
2021	\$340,505	\$406,250	\$746,755	\$682,859
2020	\$145,781	\$475,000	\$620,781	\$620,781

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.