



Address: [1805 TRAIL LAKE DR](#)
City: EULESS
Georeference: 42437-1-25
Subdivision: TRAIL LAKE ESTATES ADDN-EULESS
Neighborhood Code: 3X100S

Latitude: 32.8633125731
Longitude: -97.0960593747
TAD Map: 2120-432
MAPSCO: TAR-041Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRAIL LAKE ESTATES ADDN-EULESS Block 1 Lot 25

Jurisdictions:

CITY OF EULESS (025)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 2003

Personal Property Account: N/A

Agent: RESOLUTE PROPERTY TAX SOLUTION (400988)

Protest Deadline Date: 5/24/2024

Site Number: 05575257

Site Name: TRAIL LAKE ESTATES ADDN-EULESS-1-25

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 6,646

Percent Complete: 100%

Land Sqft^{*}: 34,077

Land Acres^{*}: 0.7823

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

LEE LIVING TRUST

Primary Owner Address:

1805 TRAIL LAKE DR
EULESS, TX 76039

Deed Date: 3/2/2021

Deed Volume:

Deed Page:

Instrument: [D221063391](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MANUEL THEODORE	3/6/2012	233-487198-10		
MANUEL MARY F;MANUEL THEODORE	4/28/2003	00166750000127	0016675	0000127
SHEPHERD MARY F	12/14/1999	00141450000098	0014145	0000098
LYONS DENISE;LYONS KELLY L	4/13/1994	00115410002286	0011541	0002286
TRAIL LAKE DEV CORP	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	\$522,601	\$170,000	\$692,601	\$692,601
2024	\$676,759	\$170,000	\$846,759	\$846,759
2023	\$665,127	\$150,000	\$815,127	\$815,127
2022	\$624,475	\$150,000	\$774,475	\$774,475
2021	\$624,475	\$150,000	\$774,475	\$774,475
2020	\$703,268	\$150,000	\$853,268	\$768,350

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.