



**Address:** [1541 CLIFF MNR](#)  
**City:** TARRANT COUNTY  
**Georeference:** 38597--63  
**Subdivision:** SILVER CREEK ESTATES ADDITION  
**Neighborhood Code:** 2Y100N

**Latitude:** 32.864532708  
**Longitude:** -97.5421395774  
**TAD Map:** 1982-432  
**MAPSCO:** TAR-029T



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SILVER CREEK ESTATES  
ADDITION Lot 63 & 64B

**Jurisdictions:**

TARRANT COUNTY (220)  
EMERGENCY SVCS DIST #1 (222)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
AZLE ISD (915)

**State Code:** A

**Year Built:** 1990

**Personal Property Account:** N/A

**Agent:** OWNWELL INC (12140)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$549,133

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

**Site Number:** 05680492

**Site Name:** SILVER CREEK ESTATES ADDITION-63-20

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,700

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 108,333

**Land Acres<sup>\*</sup>:** 2.4870

**Pool:** Y

<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:**

AZPEITIA LEOBARDO  
AZPEITIA ANGELICA

**Primary Owner Address:**

1541 CLIFF MANOR ST  
AZLE, TX 76020

**Deed Date:** 1/11/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222011948](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ABBOTT NANCY H;ABBOTT WADE R	9/14/2017	<a href="#">D217215448</a>		
GRIFFIN CINDY	3/29/2016	233-594977-16		
GRIFFIN GARY	10/8/2003	<a href="#">D203391466</a>	0000000	0000000
PIGG DANNY;PIGG PATRICIA	6/6/1987	00089780001207	0008978	0001207
SPRINGFIELD W H	12/5/1983	00076830000367	0007683	0000367

## 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	\$444,328	\$104,805	\$549,133	\$549,133
2024	\$444,328	\$104,805	\$549,133	\$542,760
2023	\$388,613	\$104,805	\$493,418	\$493,418
2022	\$382,908	\$64,805	\$447,713	\$429,836
2021	\$325,955	\$64,805	\$390,760	\$390,760
2020	\$328,583	\$72,175	\$400,758	\$400,758

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.