



Address: [807 HILLCREST TR](#)
City: SOUTHLAKE
Georeference: 39480-4-24
Subdivision: SOUTH LAKE HILLS ADDN
Neighborhood Code: 3S030E

Latitude: 32.9314024523
Longitude: -97.1710650473
TAD Map: 2096-460
MAPSCO: TAR-025P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SOUTH LAKE HILLS ADDN
Block 4 Lot 24

Jurisdictions:

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

State Code: A

Year Built: 1994

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06650147

Site Name: SOUTH LAKE HILLS ADDN-4-24

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,715

Percent Complete: 100%

Land Sqft^{*}: 20,057

Land Acres^{*}: 0.4604

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:

LYNCH THOMAS MATTHEW

LYNCH JI YEUN

Primary Owner Address:

807 HILLCREST TRL
SOUTHLAKE, TX 76092

Deed Date: 6/18/2021

Deed Volume:

Deed Page:

Instrument: [D221182371](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MATHISON BRIAN;MATHISON PATRICIA	5/31/2006	D206169226	0000000	0000000
OLSON RICHARD B JR	12/21/1994	00118300002123	0011830	0002123
LEGEND CUSTOM HOMES INC	1/18/1994	00114220001101	0011422	0001101
DALE POE DEVELOPMENT CORP	1/1/1993	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	\$618,749	\$345,300	\$964,049	\$964,049
2024	\$618,749	\$345,300	\$964,049	\$964,049
2023	\$635,047	\$345,300	\$980,347	\$956,689
2022	\$639,517	\$230,200	\$869,717	\$869,717
2021	\$466,253	\$230,200	\$696,453	\$696,453
2020	\$442,943	\$207,180	\$650,123	\$650,123

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.