



**Address:** [104 PARKCREST DR](#)  
**City:** SOUTHLAKE  
**Georeference:** 33024-4-15  
**Subdivision:** PRINCETON PARK ADDITION  
**Neighborhood Code:** 3S030N

**Latitude:** 32.9294737108  
**Longitude:** -97.1567581133  
**TAD Map:** 2102-456  
**MAPSCO:** TAR-025R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** PRINCETON PARK ADDITION  
Block 4 Lot 15

**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

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

**Notice Value:** \$1,190,897

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

**Site Number:** 06694764

**Site Name:** PRINCETON PARK ADDITION-4-15

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,008

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 21,431

**Land Acres<sup>\*</sup>:** 0.4919

**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:**

GRAND VEGAS LIVING TRUST

**Primary Owner Address:**

104 PARKCREST DR  
SOUTHLAKE, TX 76092-8477

**Deed Date:** 9/22/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220241276](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
O'NEIL APRIL;O'NEIL SHAWN M	3/15/2006	<a href="#">D206077049</a>	0000000	0000000
GMAC GLOBAL RELOCATION SERVICE	1/16/2006	<a href="#">D206077048</a>	0000000	0000000
ANDERSON RODERICK;ANDERSON TERRI	2/26/2001	00147510000469	0014751	0000469
YGLESIAS J A;YGLESIAS MARGARET	2/27/1996	00122780001692	0012278	0001692
L R JACKSON BLDG CO INC	6/21/1994	00116320001075	0011632	0001075
SUNNYBROOK PROPERTIES	1/1/1994	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 <sup>+</sup>
2025	\$690,000	\$369,000	\$1,059,000	\$1,059,000
2024	\$821,897	\$369,000	\$1,190,897	\$1,024,870
2023	\$650,020	\$369,000	\$1,019,020	\$931,700
2022	\$728,964	\$246,000	\$974,964	\$847,000
2021	\$524,000	\$246,000	\$770,000	\$770,000
2020	\$524,771	\$221,400	\$746,171	\$746,171

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.