



Address: [2606 MEDLIN CT](#)
City: SOUTHLAKE
Georeference: 24195-1-16
Subdivision: LONESOME DOVE ESTATES-SOUTHLKE
Neighborhood Code: 3S100A

Latitude: 32.9761015111
Longitude: -97.1313559962
TAD Map: 2108-476
MAPSCO: TAR-012Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LONESOME DOVE ESTATES-SOUTHLKE Block 1 Lot 16

Jurisdictions:

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

State Code: A

Year Built: 1996

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$918,751

Protest Deadline Date: 5/24/2024

Site Number: 06739601

Site Name: LONESOME DOVE ESTATES-SOUTHLKE-1-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,554

Percent Complete: 100%

Land Sqft^{*}: 15,309

Land Acres^{*}: 0.3514

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

KWENTUS FAMILY REVOCABLE TRUST

Primary Owner Address:

2606 MEDLIN CT
SOUTHLAKE, TX 76092

Deed Date: 12/7/2020

Deed Volume:

Deed Page:

Instrument: [D220345298](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KWENTUS ANGELA L;KWENTUS GABRIEL	8/6/2004	D204247419	0000000	0000000
PRUDENTAIL RESIDENTIAL SVCS LP	6/19/2004	D204247418	0000000	0000000
SAHLBERG JEFFREY L;SAHLBERG MARY	11/7/1997	00129770000276	0012977	0000276
PEARCE DALE A;PEARCE WHITNEY L	9/23/1996	00125270000676	0012527	0000676
KRESLER HOMES INC	4/4/1996	00123260002284	0012326	0002284
HAT CREEK LTD	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 ⁺
2025	\$655,201	\$263,550	\$918,751	\$789,384
2024	\$655,201	\$263,550	\$918,751	\$717,622
2023	\$609,719	\$263,550	\$873,269	\$652,384
2022	\$599,952	\$175,700	\$775,652	\$593,076
2021	\$363,460	\$175,700	\$539,160	\$539,160
2020	\$381,030	\$158,130	\$539,160	\$539,160

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.