

Tarrant Appraisal District

Property Information | PDF

Account Number: 06739997

Address: 1213 POWDER RIVER TR

City: SOUTHLAKE

Georeference: 24195-3-7

Subdivision: LONESOME DOVE ESTATES-SOUTHLKE

Neighborhood Code: 3S100A

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

PROPERTY DATA

Legal Description: LONESOME DOVE ESTATES-

SOUTHLKE Block 3 Lot 7

Jurisdictions:

CITY OF SOUTHLAKE (022)
TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

CARROLL ISD (919)

State Code: A Year Built: 1995

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025 Notice Value: \$826,417

Protest Deadline Date: 5/24/2024

Site Number: 06739997

Site Name: LONESOME DOVE ESTATES-SOUTHLKE-3-7

Latitude: 32.978636238

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 3,939
Percent Complete: 100%

Land Sqft*: 15,232 Land Acres*: 0.3496

Pool: Y

+++ Rounded.

OWNER INFORMATION

Current Owner:

CHRISTENSEN SCOTT CHRISTENSEN HAILY **Primary Owner Address:** 1213 POWDER RIVER TRL SOUTHLAKE, TX 76092

Deed Date: 8/1/2024 Deed Volume: Deed Page:

Instrument: D224136529

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



Previous Owners	Date	Instrument	Deed Volume	Deed Page
MORA A DANIELLA;RETANA LUCIANO	3/31/2021	D221090047		
WOLANSKE MATTHEW S;WOLANSKE WENDI	1/31/2017	D217024276		
BURILLO OLGA	2/9/2016	D216027599		
OTT MICHAEL;OTT RACHEL	7/18/2007	D207254402	0000000	0000000
MCCOY DAVID;MCCOY NOELLE L	5/25/2005	D205159470	0000000	0000000
SEEBECK DAVID	4/8/1998	00131720000056	0013172	0000056
MURRAY CATHY M;MURRAY DAVID A	12/18/1996	00126160000862	0012616	0000862
LINSKY HEIDI B;LINSKY JOHN R JR	2/29/1996	00122810000019	0012281	0000019
KRESLER HOMES INC	10/4/1995	00121290002201	0012129	0002201
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. <u>Tarrant County Tax Office Account Information</u>.

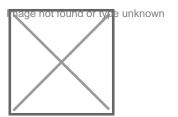
Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$564,142	\$262,275	\$826,417	\$826,417
2024	\$564,142	\$262,275	\$826,417	\$826,417
2023	\$571,656	\$262,275	\$833,931	\$833,931
2022	\$596,000	\$174,850	\$770,850	\$770,850
2021	\$522,164	\$174,850	\$697,014	\$691,913
2020	\$471,647	\$157,365	\$629,012	\$629,012

Pending indicates that the property record has not yet been completed for the indicated tax year.

EXEMPTIONS / SPECIAL APPRAISAL

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.



There are no exemptions for this property

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.

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