



**Address:** [713 MANCHESTER CT](#)  
**City:** SOUTHLAKE  
**Georeference:** 6139D-2-18  
**Subdivision:** CAMBRIDGE PLACE ADDITION  
**Neighborhood Code:** 3S010S

**Latitude:** 32.9314648428  
**Longitude:** -97.1212553513  
**TAD Map:** 2114-460  
**MAPSCO:** TAR-026R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CAMBRIDGE PLACE ADDITION  
Block 2 Lot 18 67% UNDIVIDED INTEREST

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1998

**Personal Property Account:** N/A

**Agent:** OCONNOR & ASSOCIATES (00436)

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

**Notice Value:** \$819,416

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

**Site Number:** 06956866

**Site Name:** CAMBRIDGE PLACE ADDITION-2-18-50

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

**Parcels:** 2

**Approximate Size<sup>+++</sup>:** 4,630

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 20,012

**Land Acres<sup>\*</sup>:** 0.4594

**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:**

PABLEY SANDEEP  
PABLEY SUKHJEET

**Primary Owner Address:**

713 MANCHESTER CT  
SOUTHLAKE, TX 76092-8929

**Deed Date:** 3/31/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212079278](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARTUS FINANCIAL CORPORATION	3/30/2012	<a href="#">D212079277</a>	0000000	0000000
BERGERON DAVID;BERGERON SHANNON S	6/5/2009	<a href="#">D209151618</a>	0000000	0000000
PRIMACY CLOSING CORPORATION	6/4/2009	<a href="#">D209152461</a>	0000000	0000000
MOHR CATHERINE;MOHR STEPHEN A	8/25/2003	<a href="#">D203329048</a>	0017153	0000168
SANCHEZ SHERRY	5/27/1998	00132530000178	0013253	0000178
J A HATFIELD INC	1/14/1998	00130480000132	0013048	0000132
TERRA/CAMBRIDGE LTD	1/1/1996	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	\$588,568	\$230,848	\$819,416	\$819,416
2024	\$588,569	\$230,848	\$819,417	\$772,444
2023	\$739,152	\$230,848	\$970,000	\$702,222
2022	\$645,312	\$153,899	\$799,211	\$638,384
2021	\$426,450	\$153,899	\$580,349	\$580,349
2020	\$442,079	\$138,270	\$580,349	\$580,349

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.