



**Address:** [1501 BYRON NELSON PKWY](#)  
**City:** SOUTHLAKE  
**Georeference:** 42166C-2-1  
**Subdivision:** TIMARRON ADDN - HUNTLY MANOR  
**Neighborhood Code:** 3S020D

**Latitude:** 32.9230395973  
**Longitude:** -97.1354491032  
**TAD Map:** 2108-456  
**MAPSCO:** TAR-026T



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TIMARRON ADDN - HUNTLY  
MANOR Block 2 Lot 1

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1999

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$999,000

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

**Site Number:** 07241631

**Site Name:** TIMARRON ADDN - HUNTLY MANOR-2-1

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,365

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 15,081

**Land Acres<sup>\*</sup>:** 0.3462

**Pool:** N

<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:**

NABILY NICK F  
NABILY SONYA S

**Primary Owner Address:**

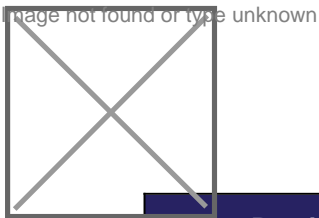
1501 BYRON NELSON PKWY  
SOUTHLAKE, TX 76092-9607

**Deed Date:** 11/26/2002

**Deed Volume:** 0016185

**Deed Page:** 0000373

**Instrument:** 00161850000373



Previous Owners	Date	Instrument	Deed Volume	Deed Page
THOMAS DALEN DON	3/30/2000	00142850000594	0014285	0000594
CONN-ANDERSON HOMES INC	6/16/1999	00138820000142	0013882	0000142
WESTERRA TIMARRON LP	1/1/1998	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	\$674,000	\$325,000	\$999,000	\$937,024
2024	\$674,000	\$325,000	\$999,000	\$851,840
2023	\$895,000	\$325,000	\$1,220,000	\$774,400
2022	\$764,507	\$225,000	\$989,507	\$704,000
2021	\$415,000	\$225,000	\$640,000	\$640,000
2020	\$415,000	\$225,000	\$640,000	\$640,000

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.