



**Address:** [1644 BYRON NELSON PKWY](#)  
**City:** SOUTHLAKE  
**Georeference:** 42166C-1-30  
**Subdivision:** TIMARRON ADDN - HUNTLY MANOR  
**Neighborhood Code:** 3S020D

**Latitude:** 32.9211696968  
**Longitude:** -97.1319303952  
**TAD Map:** 2108-456  
**MAPSCO:** TAR-026U



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 1 Lot 30

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2000

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Notice Value:** \$1,643,658

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

**Site Number:** 07290047

**Site Name:** TIMARRON ADDN - HUNTLY MANOR-1-30

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 5,432

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 16,007

**Land Acres<sup>\*</sup>:** 0.3674

**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:**

LAZARCHECK MICHAEL  
LAZARCHECK DONNA

**Primary Owner Address:**

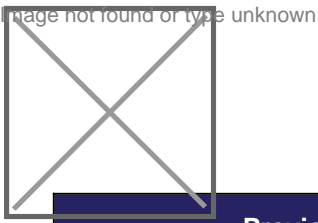
1644 BYRON NELSON PKWY  
SOUTHLAKE, TX 76092

**Deed Date:** 8/15/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212206345](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ANDERSON DEBRA;ANDERSON MICHAEL C	2/16/2012	<a href="#">D212050626</a>	0000000	0000000
NATIONAL RESIDENTIAL NOMINEE	1/29/2012	<a href="#">D212050624</a>	0000000	0000000
FOWLER REBECKAH;FOWLER ROBERT	3/5/2008	<a href="#">D208100183</a>	0000000	0000000
WAYMAN LANCE M	11/30/2007	<a href="#">D208060586</a>	0000000	0000000
WAYMAN GINA L;WAYMAN LANCE M	10/6/2005	<a href="#">D205303256</a>	0000000	0000000
ANDERSON DEBRA;ANDERSON MICHAEL C	1/12/2001	00146920000538	0014692	0000538
GLEN BRUTON CONTRACTING CORP	3/31/2000	00142890000415	0014289	0000415
BRUTON CONSTRUCTION CO INC	3/30/2000	00142890000414	0014289	0000414
WESTERRA TIMARRON LP	1/1/1999	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	\$993,658	\$650,000	\$1,643,658	\$1,643,658
2024	\$993,658	\$650,000	\$1,643,658	\$1,587,980
2023	\$1,355,414	\$650,000	\$2,005,414	\$1,443,618
2022	\$905,796	\$450,000	\$1,355,796	\$1,312,380
2021	\$743,073	\$450,000	\$1,193,073	\$1,193,073
2020	\$746,444	\$450,000	\$1,196,444	\$1,196,444

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.