



Address: [1310 PROVINCE LN](#)
City: SOUTHLAKE
Georeference: 42166C-8-9
Subdivision: TIMARRON ADDN - HUNTLY MANOR
Neighborhood Code: 3S020D

Latitude: 32.9196388624
Longitude: -97.1315538632
TAD Map: 2108-452
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 8 Lot 9

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: None

Protest Deadline Date: 5/24/2024

Site Number: 07290608

Site Name: TIMARRON ADDN - HUNTLY MANOR-8-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 5,156

Percent Complete: 100%

Land Sqft^{*}: 11,700

Land Acres^{*}: 0.2685

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

NORTH STAR LIVING TRUST

Primary Owner Address:

1310 PROVINCE LN
SOUTHLAKE, TX 76092

Deed Date: 10/25/2023

Deed Volume:

Deed Page:

Instrument: [D223194489](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|----------------------------------|-----------|----------------------------|-------------|-----------|
| DEENADAYALAN MUGILAN;JACOB LINDA | 4/26/2022 | D222108210 | | |
| MIZOUNI JAMES H;MIZOUNI JULIE | 7/28/2011 | D211186104 | 0000000 | 0000000 |
| FALLON TAMARA;FALLON WILLIAM | 6/9/2005 | D205175099 | 0000000 | 0000000 |
| WHITE DOLORES | 3/3/2005 | D205068464 | 0000000 | 0000000 |
| MCCLURE JOSEPH E;MCCLURE SANDRA | 6/12/2001 | 00149620000439 | 0014962 | 0000439 |
| PIERCE HOMES INC | 9/29/2000 | 00145640000576 | 0014564 | 0000576 |
| 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 ⁺ |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$1,114,478 | \$325,000 | \$1,439,478 | \$1,439,478 |
| 2024 | \$1,114,478 | \$325,000 | \$1,439,478 | \$1,439,478 |
| 2023 | \$1,275,782 | \$325,000 | \$1,600,782 | \$1,600,782 |
| 2022 | \$897,694 | \$225,000 | \$1,122,694 | \$1,001,699 |
| 2021 | \$685,635 | \$225,000 | \$910,635 | \$910,635 |
| 2020 | \$688,730 | \$225,000 | \$913,730 | \$913,730 |

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.