



Address: [1401 MONTGOMERY LN](#)
City: SOUTHLAKE
Georeference: 42172C-5-36
Subdivision: TIMARRON ADDN - WARWICK GREEN
Neighborhood Code: 3S020J

Latitude: 32.9244821744
Longitude: -97.1288459642
TAD Map: 2108-456
MAPSCO: TAR-026Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TIMARRON ADDN - WARWICK
GREEN Block 5 Lot 36

Jurisdictions:

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

State Code: A

Year Built: 2001

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 07291582

Site Name: TIMARRON ADDN - WARWICK GREEN-5-36

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,723

Percent Complete: 100%

Land Sqft^{*}: 14,349

Land Acres^{*}: 0.3294

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:

CONANT ANDREW K

CONANT BROOKE J

Primary Owner Address:

1401 MONTGOMERY LN

SOUTHLAKE, TX 76092

Deed Date: 9/28/2022

Deed Volume:

Deed Page:

Instrument: [D222241668](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OP SPE PHX1 LLC	7/14/2022	D222179135		
KOTAMARTI APARNA R	2/10/2015	D215028932		
STEPHENS DARIEN;STEPHENS LESTER K	7/22/2002	00158530000108	0015853	0000108
LAKEWOOD HOMES INC	6/15/2001	00149710000244	0014971	0000244
WESTERRA TIMARRON LP	1/1/1999	000000000000000	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	\$1,011,320	\$165,000	\$1,176,320	\$1,176,320
2024	\$1,011,320	\$165,000	\$1,176,320	\$1,176,320
2023	\$1,150,000	\$165,000	\$1,315,000	\$1,315,000
2022	\$615,462	\$140,000	\$755,462	\$755,462
2021	\$615,462	\$140,000	\$755,462	\$755,462
2020	\$615,462	\$140,000	\$755,462	\$748,000

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.