

+++ Rounded.

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

# **OWNER INFORMATION**

## **Current Owner:**

KAPADIA S A KAPADIA P V PARAKH

**Primary Owner Address:** 3040 LOCH MEADOW CT SOUTHLAKE, TX 76092-2618 Deed Date: 4/28/2004 Deed Volume: 0000000 Deed Page: 0000000 Instrument: D204135977

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LOCH DEVELOPMENT LTD	1/1/1999	000000000000000000000000000000000000000	0000000	0000000

Site Number: 07303645 Site Name: LOCH MEADOW ESTATES ADDITION-1-19 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size+++: 5,311 Percent Complete: 100% Land Sqft\*: 46,130 Land Acres<sup>\*</sup>: 1.0589 Pool: Y

**PROPERTY DATA** 

ADDITION Block 1 Lot 19

CARROLL ISD (919)

CITY OF SOUTHLAKE (022)

Personal Property Account: N/A

Notice Sent Date: 4/15/2025 Notice Value: \$1,671,149

Agent: CHANDLER CROUCH (11730)

**TARRANT COUNTY HOSPITAL (224)** 

**TARRANT COUNTY COLLEGE (225)** 

**TARRANT COUNTY (220)** 

Jurisdictions:

State Code: A

Year Built: 2004

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# Address: 3040 LOCH MEADOW CT **City: SOUTHLAKE** Georeference: 24127C-1-19

Legal Description: LOCH MEADOW ESTATES

Subdivision: LOCH MEADOW ESTATES ADDITION Neighborhood Code: 3S100N

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

Longitude: -97.144102095 TAD Map: 2108-476 MAPSCO: TAR-012N

Latitude: 32.9813309676

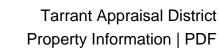
## **Tarrant Appraisal District** Property Information | PDF Account Number: 07303645

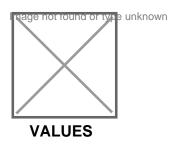
### Page 1



# ge not round or type unknown LOCATION

07-22-2025





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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$1,128,449	\$542,700	\$1,671,149	\$1,582,939
2024	\$1,128,449	\$542,700	\$1,671,149	\$1,439,035
2023	\$1,215,712	\$542,700	\$1,758,412	\$1,308,214
2022	\$979,217	\$389,750	\$1,368,967	\$1,189,285
2021	\$619,367	\$461,801	\$1,081,168	\$1,081,168
2020	\$619,367	\$461,801	\$1,081,168	\$1,081,168

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.