



Address: [3150 MERRIMAC CT](#)
City: SOUTHLAKE
Georeference: 7184C-2-25
Subdivision: CHESAPEAKE PLACE ADDITION
Neighborhood Code: 3W020C

Latitude: 32.9303310171
Longitude: -97.2004005778
TAD Map: 2090-456
MAPSCO: TAR-024Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CHESAPEAKE PLACE
ADDITION Block 2 Lot 25

Jurisdictions:

CITY OF SOUTHLAKE (022)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2002

Personal Property Account: N/A

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$777,680

Protest Deadline Date: 5/24/2024

Site Number: 07654251

Site Name: CHESAPEAKE PLACE ADDITION-2-25

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,415

Percent Complete: 100%

Land Sqft^{*}: 18,750

Land Acres^{*}: 0.4304

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

LYNCH PATRICK J

Primary Owner Address:

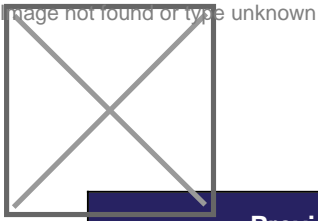
3150 MERRIMAC CT
SOUTHLAKE, TX 76092-8109

Deed Date: 10/17/2007

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D207376763](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WINKLER MICHAEL T;WINKLER MICHEL	7/31/2002	00158690000430	0015869	0000430
PULTE HOME CORP OF TEXAS	1/1/2000	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	\$602,680	\$175,000	\$777,680	\$714,589
2024	\$602,680	\$175,000	\$777,680	\$649,626
2023	\$569,847	\$150,000	\$719,847	\$590,569
2022	\$572,578	\$125,000	\$697,578	\$536,881
2021	\$363,074	\$125,000	\$488,074	\$488,074
2020	\$364,798	\$125,000	\$489,798	\$489,798

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.