



Address: [1831 RIVER OAKS DR](#)
City: WESTLAKE
Georeference: 10124-1-2
Subdivision: DOVE ADDITION-WESTLAKE
Neighborhood Code: 3S040B

Latitude: 32.9758030726
Longitude: -97.1731223215
TAD Map: 2096-476
MAPSCO: TAR-011P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: DOVE ADDITION-WESTLAKE
Block 1 Lot 2

Jurisdictions:
TOWN OF WESTLAKE (037)
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: SOUTHLAND PROPERTY TAX CONSULTANTS INC (000344)

Notice Sent Date: 4/15/2025

Notice Value: \$5,000,000

Protest Deadline Date: 5/24/2024

Site Number: 07877064
Site Name: DOVE ADDITION-WESTLAKE-1-2
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 9,451
Percent Complete: 100%
Land Sqft^{*}: 351,267
Land Acres^{*}: 8.0640

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
KUELBS GREGORY G
Primary Owner Address:
1831 RIVER OAKS DR
WESTLAKE, TX 76262-8202

Deed Date: 11/28/2001
Deed Volume: 0015305
Deed Page: 0000159
Instrument: 00153050000159

Previous Owners	Date	Instrument	Deed Volume	Deed Page
REED RANDALL;REED SHERRY	1/1/2001	0000000000000000	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	\$1,988,010	\$2,511,990	\$4,500,000	\$4,275,156
2024	\$2,488,010	\$2,511,990	\$5,000,000	\$3,886,505
2023	\$1,846,220	\$2,511,990	\$4,358,210	\$3,533,186
2022	\$1,666,050	\$2,033,950	\$3,700,000	\$3,211,987
2021	\$886,038	\$2,033,950	\$2,919,988	\$2,919,988
2020	\$918,448	\$1,769,660	\$2,688,108	\$2,688,108

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.