



**Latitude:** 32.9316654865  
**Longitude:** -97.1190003712  
**TAD Map:** 2114-460  
**MAPSCO:** TAR-026R



**City:**  
**Georeference:** 26235F-1-4  
**Subdivision:** MIRACLE POINT  
**Neighborhood Code:** 3S010C

Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MIRACLE POINT Block 1 Lot 4

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2007

**Agent:** THE RAY TAX GROUP LLC (01008)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$2,086,355

**Protest Deadline Date:** 5/24/2024

**Site Number:** 41030192  
**Site Name:** MIRACLE POINT-1-4  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size+++:** 5,795  
**Percent Complete:** 100%  
**Land Sqft\*:** 20,001  
**Land Acres\*:** 0.4591  
**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:**

SANKARALINGAM SUBRAMANIAN  
SANKARALINGAM

**Primary Owner Address:**

2105 MIRACLE POINT DR  
SOUTHLAKE, TX 76092-7913

**Deed Date:** 10/6/2010  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D210249300](#)

| Previous Owners                | Date       | Instrument                 | Deed Volume | Deed Page |
|--------------------------------|------------|----------------------------|-------------|-----------|
| GRAFKE CECILIA M;GRAFKE E R JR | 11/4/2008  | <a href="#">D208424566</a> | 0000000     | 0000000   |
| GRAFKE ERNEST REED             | 11/15/2006 | <a href="#">D206365331</a> | 0000000     | 0000000   |
| MIRACLE POINTE DEVELOPMENT LP  | 1/1/2006   | 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 <sup>+</sup> |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$1,158,988        | \$344,400   | \$1,503,388  | \$1,350,313                  |
| 2024 | \$1,741,955        | \$344,400   | \$2,086,355  | \$1,227,557                  |
| 2023 | \$1,697,489        | \$344,400   | \$2,041,889  | \$1,115,961                  |
| 2022 | \$784,910          | \$229,600   | \$1,014,510  | \$1,014,510                  |
| 2021 | \$784,910          | \$229,600   | \$1,014,510  | \$1,014,510                  |
| 2020 | \$807,870          | \$206,640   | \$1,014,510  | \$1,014,510                  |

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.