



Image not found or type unknown

Address: [1309 FANNING ST](#)
City: SOUTHLAKE
Georeference: 46458-2-21
Subdivision: WESTWYCK HILLS
Neighborhood Code: 3S0405

Latitude: 32.9583007789
Longitude: -97.1796437584
TAD Map: 2096-468
MAPSCO: TAR-011W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WESTWYCK HILLS Block 2 Lot 21

Jurisdictions:

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

State Code: A

Year Built: 2012

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$2,563,418

Protest Deadline Date: 5/24/2024

Site Number: 41242602

Site Name: WESTWYCK HILLS-2-21

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 6,642

Percent Complete: 100%

Land Sqft^{*}: 32,464

Land Acres^{*}: 0.7452

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:

WEIMER CHRISTOPHER
WEIMER JAN

Primary Owner Address:

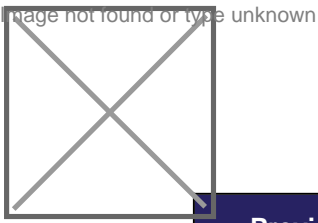
1309 FANNING ST
SOUTHLAKE, TX 76092-3465

Deed Date: 6/17/2011

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D211147772](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SIMMONS HOMES LP	8/30/2007	D207315614	0000000	0000000
WESTWYCK HILLS LTD	1/1/2007	00000000000000	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	\$2,114,828	\$448,590	\$2,563,418	\$2,245,055
2024	\$2,114,828	\$448,590	\$2,563,418	\$2,040,959
2023	\$1,951,410	\$448,590	\$2,400,000	\$1,855,417
2022	\$2,407,617	\$311,325	\$2,718,942	\$1,686,743
2021	\$1,198,018	\$335,385	\$1,533,403	\$1,533,403
2020	\$1,198,018	\$335,385	\$1,533,403	\$1,533,403

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.