



Address: [2109 BOULDER CT](#)
City: SOUTHLAKE
Georeference: 12939G-3-12
Subdivision: ESTES PARK ADDN PH IV
Neighborhood Code: 3S500A

Latitude: 32.9684018931
Longitude: -97.1451020946
TAD Map: 2108-472
MAPSCO: TAR-012S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ESTES PARK ADDN PH IV
Block 3 Lot 12

Jurisdictions:

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

State Code: A

Year Built: 2009

Personal Property Account: N/A

Agent: OOWNWELL INC (12140)

Notice Sent Date: 4/15/2025

Notice Value: \$1,869,789

Protest Deadline Date: 5/24/2024

Site Number: 41274512

Site Name: ESTES PARK ADDN PH IV-3-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 5,932

Percent Complete: 100%

Land Sqft^{*}: 19,911

Land Acres^{*}: 0.4570

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:

IQBAL AAMER
AAMER NAUSHIN

Primary Owner Address:

2109 BOULDER CT
SOUTHLAKE, TX 76092

Deed Date: 1/17/2017

Deed Volume:

Deed Page:

Instrument: [D217012725](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
STANDERFER GREGORY EST;STANDERFER STACIE	11/19/2009	D209316311	0000000	0000000
TOLL DALLAS TX LLC	9/16/2008	D208365489	0000000	0000000
4F DEVELOPMENT / EP 4 LP	1/1/2007	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	\$1,118,385	\$342,825	\$1,461,210	\$1,461,210
2024	\$1,526,964	\$342,825	\$1,869,789	\$1,368,934
2023	\$1,669,711	\$342,825	\$2,012,536	\$1,244,485
2022	\$1,162,037	\$228,550	\$1,390,587	\$1,131,350
2021	\$1,012,001	\$228,550	\$1,240,551	\$1,028,500
2020	\$942,516	\$205,695	\$1,148,211	\$935,000

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.