



**Address:** [2316 RANCH HOUSE DR](#)  
**City:** SOUTHLAKE  
**Georeference:** 21869A-1-13  
**Subdivision:** JOHNSON PLACE ESTATES  
**Neighborhood Code:** 3W020R

**Latitude:** 32.9448264771  
**Longitude:** -97.1879060137  
**TAD Map:** 2090-464  
**MAPSCO:** TAR-024H



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** JOHNSON PLACE ESTATES  
Block 1 Lot 13

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2010

**Personal Property Account:** N/A

**Agent:** INTEGRATAX (00753)

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

**Notice Value:** \$1,198,826

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

**Site Number:** 41395492

**Site Name:** JOHNSON PLACE ESTATES-1-13

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,429

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 18,162

**Land Acres<sup>\*</sup>:** 0.4169

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

HUDGENS JOHN & MARY REVOCABLE TRUST

**Primary Owner Address:**

2316 RANCH HOUSE DR  
SOUTHLAKE, TX 76092-5722

**Deed Date:** 4/28/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216092038](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HUDGENS JOHN D;HUDGENS MARY M	4/21/2010	<a href="#">D210093383</a>	0000000	0000000
TOLL DALLAS TX LLC	5/6/2008	<a href="#">D208166177</a>	0000000	0000000
MDC-JOHNSON PL EST LTD	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 <sup>+</sup>
2025	\$683,037	\$300,000	\$983,037	\$983,037
2024	\$898,826	\$300,000	\$1,198,826	\$980,334
2023	\$923,743	\$230,000	\$1,153,743	\$891,213
2022	\$779,000	\$125,000	\$904,000	\$810,194
2021	\$611,540	\$125,000	\$736,540	\$736,540
2020	\$614,338	\$125,000	\$739,338	\$739,338

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.