



Address: [1100 COOL RIVER DR](#)
City: SOUTHLAKE
Georeference: 47308M-3-4
Subdivision: WINDING CREEK ADDN-SOUTHLAKE
Neighborhood Code: 3S010E

Latitude: 32.9330408118
Longitude: -97.13435979
TAD Map: 2108-460
MAPSCO: TAR-026K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WINDING CREEK ADDN-SOUTHLAKE Block 3 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: 2014

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$2,441,990

Protest Deadline Date: 5/24/2024

Site Number: 41658833

Site Name: WINDING CREEK ADDN-SOUTHLAKE-3-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 6,146

Percent Complete: 100%

Land Sqft^{*}: 16,453

Land Acres^{*}: 0.3777

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:

THE DAVALOOR FAMILY TRUST

Primary Owner Address:

1100 COOL RIVER DR
SOUTHLAKE, TX 76092

Deed Date: 2/28/2020

Deed Volume:

Deed Page:

Instrument: [D220051324](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHERYL E ROZES FAMILY TRUST;PETER H ROZES FAMILY TRUST	1/7/2016	D216082240		
CHERYL E ROZES FAMILY TRUST;ROZES PETER	1/6/2016	D216082239		
ROZES CHERYL E;ROZES PETER	1/4/2016	D216082238		
ROZES PETER	8/14/2015	D215183324		
STANDARD PACIFIC OF TEXAS INC	2/26/2014	D214038228	0000000	0000000
TERRA/WINDING CREEK LLC	1/1/2013	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	\$1,771,827	\$437,500	\$2,209,327	\$2,209,327
2024	\$2,004,490	\$437,500	\$2,441,990	\$2,008,479
2023	\$1,512,500	\$437,500	\$1,950,000	\$1,825,890
2022	\$1,325,000	\$375,000	\$1,700,000	\$1,659,900
2021	\$1,134,000	\$375,000	\$1,509,000	\$1,509,000
2020	\$1,134,000	\$375,000	\$1,509,000	\$1,509,000

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.