

Tarrant Appraisal District

Property Information | PDF

Account Number: 41691075

Address: 1313 BILTMORE DR

City: SOUTHLAKE

Georeference: 46458-3-9

Subdivision: WESTWYCK HILLS **Neighborhood Code:** 3S0405

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

PROPERTY DATA

Legal Description: WESTWYCK HILLS Block 3 Lot

9

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: INTEGRATAX (00753)

Protest Deadline Date: 5/24/2024

Site Number: 41691075

Latitude: 32.9592279442

TAD Map: 2096-468 **MAPSCO:** TAR-011W

Longitude: -97.1816525999

Site Name: WESTWYCK HILLS-3-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 7,138
Percent Complete: 100%

Land Sqft*: 43,560 Land Acres*: 1.0000

Pool: Y

+++ Rounded.

OWNER INFORMATION

Current Owner:
RUIZ FREDERICK
RUIZ MICHAELA
Primary Owner Address:

1313 BILTMORE DR SOUTHLAKE, TX 76092 Deed Date: 11/16/2013

Deed Volume: 0000000

Deed Page: 0000000

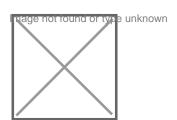
Instrument: D213296704

Previous Owners	Date	Instrument	Deed Volume	Deed Page
S G BURTON INC	11/15/2013	D213295618	0000000	0000000

VALUES

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^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$2,326,798	\$525,000	\$2,851,798	\$2,851,798
2024	\$2,326,798	\$525,000	\$2,851,798	\$2,851,798
2023	\$2,354,162	\$525,000	\$2,879,162	\$2,879,162
2022	\$2,647,448	\$375,000	\$3,022,448	\$3,022,448
2021	\$2,003,174	\$375,000	\$2,378,174	\$2,378,174
2020	\$1,417,576	\$450,000	\$1,867,576	\$1,867,576

Pending indicates that the property record has not yet been completed for the indicated tax year.

EXEMPTIONS / SPECIAL APPRAISAL

There are no exemptions for this property

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.