



Address: [1340 WHITE SAND DR](#)
City: PELICAN BAY
Georeference: 23333-5-12
Subdivision: LAKEVIEW ESTS - PELICAN BAY
Neighborhood Code: M2S01K

Latitude: 32.9294429147
Longitude: -97.5221692786
TAD Map: 1988-456
MAPSCO: TAR-015R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAKEVIEW ESTS - PELICAN BAY Block 5 Lot 12

Jurisdictions:
CITY OF PELICAN BAY (036)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
AZLE ISD (915)

State Code: B

Year Built: 2018

Personal Property Account: N/A

Agent: RESOLUTE PROPERTY TAX SOLUTION (00988)

Protest Deadline Date: 5/24/2024

Site Number: 800034511
Site Name: LAKEVIEW ESTS - PELICAN BAY 5 12
Site Class: B - Residential - Multifamily
Parcels: 1
Approximate Size⁺⁺⁺: 2,512
Percent Complete: 100%
Land Sqft^{*}: 8,268
Land Acres^{*}: 0.1898
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:
RICHARDSON SCOTT R
Primary Owner Address:
4487 HIKO SPRINGS DR
SAINT GEORGE, UT 84790

Deed Date: 9/9/2020
Deed Volume:
Deed Page:
Instrument: [D220228404](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OAKS DRIVE LLC	8/2/2018	D218104618		
TURN KEY BUILDERS LLC	8/1/2018	D218042899		



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	\$271,969	\$40,000	\$311,969	\$311,969
2024	\$378,000	\$40,000	\$418,000	\$418,000
2023	\$378,000	\$40,000	\$418,000	\$418,000
2022	\$133,000	\$40,000	\$173,000	\$173,000
2021	\$133,000	\$40,000	\$173,000	\$173,000
2020	\$133,000	\$40,000	\$173,000	\$173,000

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

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.