

Tarrant Appraisal District

Property Information | PDF

Account Number: 42630493

Address: 2401 LOWER BROOK CT

City: SOUTHLAKE

Georeference: 40549-3-22 Subdivision: STONY BROOK Neighborhood Code: 3W020J Longitude: -97.1891528949 TAD Map: 2090-460 MAPSCO: TAR-024R

Latitude: 32.9308530469



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

PROPERTY DATA

Legal Description: STONY BROOK Block 3 Lot 22

PLAT D220032281 MAP 2090-460

Jurisdictions:

CITY OF SOUTHLAKE (022) TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

KELLER ISD (907) State Code: A

Year Built: 2022 Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 800052108

Site Name: STONY BROOK 3 22

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size +++: 4,410
Percent Complete: 100%

Land Sqft*: 24,493 Land Acres*: 0.5623

Pool: Y

+++ Rounded.

OWNER INFORMATION

Current Owner: Deed Date: 4/18/2023

TIA LUNA LIVING TRUST

Primary Owner Address:

Deed Volume:

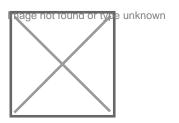
Deed Page:

2401 LOWER BROOK CT SOUTHLAKE, TX 76092 Instrument: D223097586

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DWYER JAMES;TORRES-DWYER OLIVIA	5/19/2021	D221143724		
SCH HOMES LP	5/18/2021	D221143721		

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



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	\$1,212,027	\$538,846	\$1,750,873	\$1,750,873
2024	\$1,572,420	\$538,846	\$2,111,266	\$2,111,266
2023	\$1,279,265	\$437,500	\$1,716,765	\$1,716,765
2022	\$0	\$306,250	\$306,250	\$306,250
2021	\$0	\$306,250	\$306,250	\$306,250
0	\$0	\$0	\$0	\$0

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

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.

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