

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 42674253

Latitude: 32.9897901524

**TAD Map:** 2138-480 MAPSCO: TAR-014M

Longitude: -97.049528094

Address: 1342 MADISON AVE

City: FLOWER MOUND

**Georeference:** 44716P-A-40-10

Subdivision: VILLAS AT SOUTHGATE, THE

Neighborhood Code: A3G010Z

Geoglet Mapd or type unknown

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



## PROPERTY DATA

Legal Description: VILLAS AT SOUTHGATE, THE

Block A Lot 40 PORTION IN DENTON CO

Site Number: 800055980 Jurisdictions:

TARRANT COUNTY (220)

TARRANT COUNT Sign Space (22 Residential - Vacant Land

TARRANT COUNT POTOLEEGE (225) LEWISVILLE ISD (9224) proximate Size+++: 0 State Code: C1 **Percent Complete: 0%** 

Year Built: 0 Land Sqft\*: 339 Personal Property Acaphinate 184: 0.0078

Agent: None Pool: N

**Notice Sent Date:** 

4/15/2025

Notice Value: \$23,750

Protest Deadline Date: 5/24/2024

+++ Rounded.

## **OWNER INFORMATION**

**Current Owner:** 

LAU-LUCHT ANNE LAUREN **LUCHT BRIAN SCOTT Primary Owner Address:** 1342 MADISON AVE

FLOWER MOUND, TX 75028

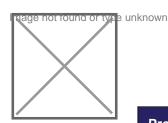
**Deed Date: 6/30/2022** 

**Deed Volume: Deed Page:** 

Instrument: D223013950

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



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CB JENI 2020 LLC	9/23/2020	D220246055		

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

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$23,750	\$23,750	\$23,750
2024	\$0	\$23,750	\$23,750	\$22,000
2023	\$0	\$20,000	\$20,000	\$20,000
2022	\$0	\$14,000	\$14,000	\$14,000
2021	\$0	\$14,000	\$14,000	\$14,000
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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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.