



## LOCATION

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**Address:** [1813 LAKEWOOD BLVD](#)

**City:** EULESS

**Georeference:** 42437-4-4

**Subdivision:** TRAIL LAKE ESTATES ADDN-EULESS

**Neighborhood Code:** 3X100S

**Latitude:** 32.8637920439

**Longitude:** -97.0929833289

**TAD Map:** 2120-432

**MAPSCO:** TAR-041Y



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** TRAIL LAKE ESTATES ADDN-EULESS Block 4 Lot 4

**Jurisdictions:**

CITY OF EULESS (025)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

HURST-EULESS-BEDFORD ISD (916)

**State Code:** A

**Year Built:** 1994

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 04657551

**Site Name:** TRAIL LAKE ESTATES ADDN-EULESS-4-4

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,193

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 14,462

**Land Acres<sup>\*</sup>:** 0.3320

**Pool:** Y

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

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**Current Owner:**

WIGGINS BRIAN K

WIGGINS CHRISTYE

**Primary Owner Address:**

1813 LAKEWOOD BLVD

EULESS, TX 76039-2105

**Deed Date:** 5/22/2002

**Deed Volume:** 0015716

**Deed Page:** 0000218

**Instrument:** 00157160000218

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CONSTANTINE BARBARA L;CONSTANTINE R G	7/8/1994	00116570002388	0011657	0002388
IMAGE CUSTOM HOMES INC	2/9/1994	00114630000513	0011463	0000513
KOONTZ LARK A;KOONTZ LEE A	8/10/1990	00100150000298	0010015	0000298
BRIGHT NANCY;BRIGHT THOMAS	11/16/1983	00076690000908	0007669	0000908
TRAIL LAKE DEV. CORP	12/31/1900	00000000000000	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$438,882	\$85,000	\$523,882	\$512,782
2023	\$425,937	\$75,000	\$500,937	\$466,165
2022	\$348,786	\$75,000	\$423,786	\$423,786
2021	\$340,384	\$75,000	\$415,384	\$415,384
2020	\$342,775	\$75,000	\$417,775	\$405,044

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.