



LOCATION

Address: [303 CANYON LAKE DR](#)
City: SOUTHLAKE
Georeference: 23130C-2-6
Subdivision: LAKE CREST ADDITION
Neighborhood Code: 3S030M

Latitude: 32.9357478534
Longitude: -97.1579415644
TAD Map: 2102-460
MAPSCO: TAR-025M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAKE CREST ADDITION Block 2
Lot 6 & PART OF COMMON AREA

Jurisdictions:

CITY OF SOUTHLAKE (022)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CARROLL ISD (919)

State Code: A

Year Built: 1994

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 06674763

Site Name: LAKE CREST ADDITION-2-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,853

Percent Complete: 100%

Land Sqft^{*}: 21,607

Land Acres^{*}: 0.4960

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

RR BLESSINGS, LLC

Primary Owner Address:

20909 ENGELMANN LN
MANOR, TX 78653

Deed Date: 11/22/2024

Deed Volume:

Deed Page:

Instrument: [D224210952](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HUSSAIN SAAD	7/21/2023	D223131492		
NEWMAN DON K;NEWMAN SANDRA	1/10/2000	00141820000122	0014182	0000122
MESSINA ELENA;MESSINA MARC L	12/22/1994	00118360001155	0011836	0001155
PULTE HOME CORP OF TEXAS	1/1/1993	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$503,000	\$372,000	\$875,000	\$875,000
2023	\$525,061	\$372,000	\$897,061	\$623,827
2022	\$464,925	\$248,000	\$712,925	\$567,115
2021	\$267,559	\$248,000	\$515,559	\$515,559
2020	\$306,007	\$223,200	\$529,207	\$529,207

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.