



LOCATION

Address: [816 LAKERIDGE DR](#)

City: KELLER

Georeference: 33957J-A-60

Subdivision: RETREAT AT HIDDEN LAKES, THE

Neighborhood Code: 3K380G

Latitude: 32.9169778483

Longitude: -97.1947685049

TAD Map: 2090-452

MAPSCO: TAR-024V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RETREAT AT HIDDEN LAKES,
THE Block A Lot 60

Jurisdictions:

CITY OF KELLER (013)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

KELLER ISD (907)

State Code: A

Year Built: 2003

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40229475

Site Name: RETREAT AT HIDDEN LAKES, THE-A-60

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,261

Percent Complete: 100%

Land Sqft^{*}: 20,452

Land Acres^{*}: 0.4695

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:

TODD AND TRACIE ANDERSON FAMILY TRUST

Primary Owner Address:

816 LAKERIDGE DR
KELLER, TX 76248

Deed Date: 7/19/2021

Deed Volume:

Deed Page:

Instrument: [D221213119](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------------------------|------------|----------------------------|-------------|-----------|
| ANDERSON TODD;ANDERSON TRACIE | 9/26/2013 | D213254172 | 0000000 | 0000000 |
| MILLIGAN ANTHONY;MILLIGAN DESIREE | 8/10/2007 | D207296134 | 0000000 | 0000000 |
| MILLER AMANDA;MILLER TRAVIS R | 11/17/2003 | D203433684 | 0000000 | 0000000 |
| DREES CUSTOM HOMES LP | 4/18/2003 | D203145186 | 0016627 | 0000316 |
| LUMBERMANS INVESTMENT CORP | 1/1/2003 | 000000000000000 | 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 | \$659,496 | \$199,538 | \$859,034 | \$850,017 |
| 2023 | \$792,908 | \$199,538 | \$992,446 | \$772,743 |
| 2022 | \$630,490 | \$199,538 | \$830,028 | \$702,494 |
| 2021 | \$523,631 | \$115,000 | \$638,631 | \$638,631 |
| 2020 | \$470,871 | \$115,000 | \$585,871 | \$585,871 |

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.