



## LOCATION

**Address:** [312 TRAIL DUST DR](#)  
**City:** SOUTHLAKE  
**Georeference:** 21869A-3-13  
**Subdivision:** JOHNSON PLACE ESTATES  
**Neighborhood Code:** 3W020R

**Latitude:** 32.942826655  
**Longitude:** -97.1884652275  
**TAD Map:** 2090-464  
**MAPSCO:** TAR-024H



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** JOHNSON PLACE ESTATES  
Block 3 Lot 13

**Jurisdictions:**

CITY OF SOUTHLAKE (022)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2011

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 41395816

**Site Name:** JOHNSON PLACE ESTATES-3-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,906

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 18,996

**Land Acres<sup>\*</sup>:** 0.4360

**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

**Current Owner:**

RHODES DAVID L  
RHODES RACHEL R

**Primary Owner Address:**

312 TRAIL DUST DR  
SOUTHLAKE, TX 76092-5732

**Deed Date:** 11/30/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212294962](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TOLL DALLAS TX LLC	5/6/2008	<a href="#">D208166177</a>	0000000	0000000
MDC-JOHNSON PL EST LTD	1/1/2007	000000000000000	0000000	0000000

## VALUES

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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	\$1,096,149	\$300,000	\$1,396,149	\$1,038,180
2023	\$1,167,087	\$230,000	\$1,397,087	\$943,800
2022	\$869,687	\$125,000	\$994,687	\$858,000
2021	\$655,000	\$125,000	\$780,000	\$780,000
2020	\$657,205	\$122,795	\$780,000	\$780,000

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

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- 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.